50-B

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BK/ 10070 PG 256

ADDRESS NEW OWNER:
Lewis Mark McAdoo and Elizabeth Anne McAdoo
820 Stoner Mill Lane
Hermitage, Tennessee 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters Bank of Middle Tennessee, N.A.
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 76-9
GROUP
PARCEL 16

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Richard Frederick Stauss and wife, Julie J. Stauss, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Lewis Mark McAdoo and wife, Elizabeth Anne McAdoo, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Daivdson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Stoner Mill, Section 1, as of record in Book 6900, pages 824-825, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Richard Frederick Stauss by deed from Landmark Properties, Inc., as of record in Book 8080, page 574, Register's Office for Daivdson County, Tennessee.

This is improved property known as 820 Stoner Mill Lane, Hermitage, TN 37076.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1996 Metropolitan Government property taxes and subsequent years thereafter.
2. All Matters shown on the Plan of record in Book 6900, pages 824 and 825, said Register's Office.
3. Restrictive Covenants contained in an instrument of record in Book 7733, page 559, Register's Office for Davidson County, Tennessee, omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lewis Mark McAdoo and wife, Elizabeth Anne McAdoo, their heirs and assigns, forever; and we, Richard Frederick Stauss and wife, Julie J. Stauss, do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have

a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 30th day of May, 1996. BOOK 10070 PG 257

Richard Frederick Stauss

Julie J. Stauss

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Richard Frederick Stauss and wife, Julie J. Stauss, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of May, 1996.

NOTARY PUBLIC

My Commission Expires:
07/27/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 93,900.00.

AFFIANT

Subscribed and sworn to before me this 30th day of May, 1996.

NOTARY PUBLIC
My Commission Expires: July 20, 1996

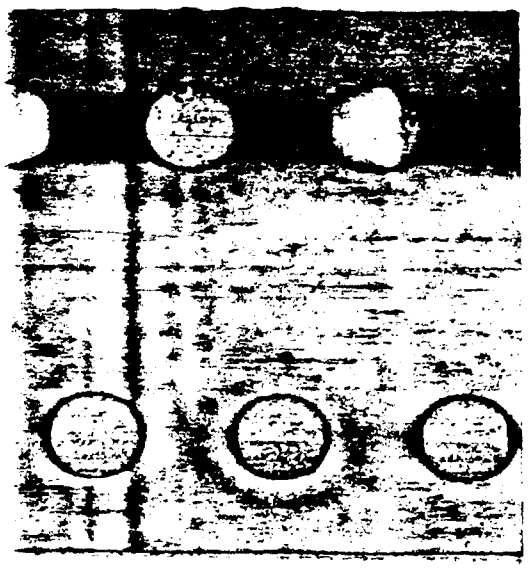
R. L. MOORE
NOTARY PUBLIC
LARGE
DAVIDSON COUNTY, TENN.

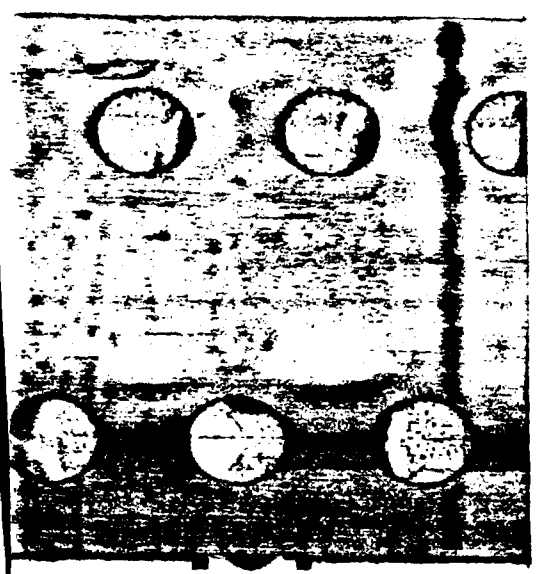
3279 06/03 01 03CHECK 356.43

96 JUN -3 PM 1:06
REGISTER
DAVIDSON COUNTY, TN.

0187934
IDENTIFICATION REFERENCE

508





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10070 PG 258

CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 93900.00
CON TX 347.43
PRFEE 1.00
WDEED 8.00
TOTAL 356.43
CHECK 356.43

06/03/96 01 13:11 0001 8279

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0187934
IDENTIF. ↑ REFERENCE

96 JUN -3 PM 1:06
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1046168