Box 52

BOOK 10072 PG 723

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Timothy C. Shelton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May, 19 96

Brenda B. Lehman
Notary Public

MY COMMISSION EXPIRES: 3/6/99
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Lehman Land Title, Inc., 5211 Maryland Way, Suite 1060, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Timothy C. Shelton (NAME) | Liberty Trust Equities, Inc. (NAME) | 80-8-232 |
| 3218 Mayer Lane (ADDRESS) | 7000 Executive Center Drive (ADDRESS) | |
| Nashville, TN 37218 (CITY) (STATE) (ZIP) | Brentwood, TN 37027 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Spencer V. Northern, Jr. and wife, Gloria J. Northern

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Timothy C. Shelton

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 13th Civil District of Davidson County, Tennessee, being Lot No. 86 on the Plan of Bordeaux Hills, Section Four, as of record in Book 3600, page 49, Register's Office for said County.

Said Lot No. 86 fronts 55.0 feet on the northeasterly side of Mayer Lane and runs back between lines 116.28 feet on its northwesterly line and 175.0 feet on its southeasterly line, to a line in the rear on which it measures 70.49 feet.

Being the same property conveyed to Spencer V. Northern, Jr. and wife, Gloria J. Northern by deed from Mary I. Powers, a widow of record in Book 5117, page 72, Register's office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

unimproved ( )
This is improved ( X ) property, known as 3218 Mayer Lane, Nashville, TN 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand & this 31st day of May, 19 96

Spencer V. Northern, Jr.

Gloria J. Northern

BK/PG 10072 724

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Spencer V. Northern, Jr. and wife, Gloria J. Northern

the bargainor ~~so~~ X, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~the~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood Tennessee, this 31st day of May 19 96.

Commission expires 12-6-99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

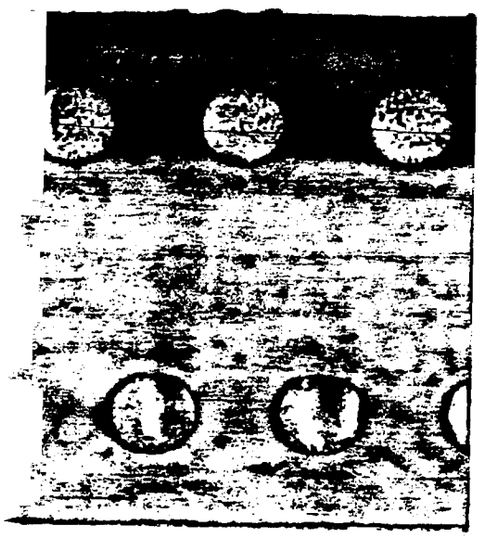
Notary Public

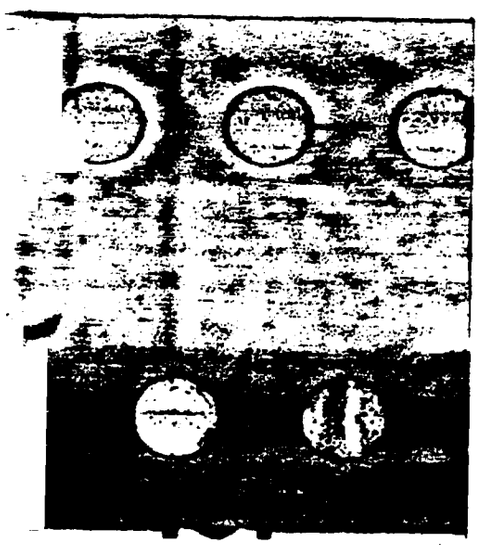


0188582
IDENTIF. ↑ REFERENCE

96 JUN -4 PM 12:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3951 06/04 01:01 03CHECK 194.00





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

RECEIVED OF _____

FOR _____

BOOK 10072 PG 725

| | | |
|---|---|---|
| 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 50000.00
CON TX 185.00
PRFEE 1.00
MDEED 8.00
TOTAL 194.00
CHECK 194.00

06/04/96 01 12:55 0001 8951

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0188582
IDENTIF. ↑ REFERENCE

96 JUN -4 PM 12:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1046827