0193977

IDENTIFICATION REFERENCE
BOOK 10090 PG 99

FROM: Joyce Anne Black

TO: Robert L. Russell, Jr. and wife, Joyce D. Russell

95 JUN 13 AM 11:13 01 03CHECK FEE 27.25

REGISTER

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Robert L. Russell, Jr. and		Map 64-3-A
Joyce D. Russell	(same)	
3395 Hobson Pike		Parcel 36
Hermitage, Tennessee 37076		

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, 511 Union Street, Suite 2100, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $72,500.00.

Joyce D. Russell 6/13/96
Affiant

Subscribed and sworn to before me, this the 13th day of June, 1996.

Notary Public

My Comm. Expires: 9/12/99

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Joyce Anne Black, an unmarried person, hereinafter called "GRANTOR", has bargained and sold, and by these presents do transfer and convey unto Robert L. Russell, Jr. and wife, Joyce D. Russell, hereinafter called "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 Davidson County, Tennessee, being Lot No. 19 on the Plan of Phase Eight, Section One, Brandywine Pointe (a Planned Unit Development), as of record in Book 7900, page 619, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.
>
> Being the same property conveyed to Joyce Anne Black by deed from Brandywine Pointe Partners, L.P., a Tennessee Limited Partnership, of record in Book 9226, page 620, said Register's Office.

Said property is transferred subject to the limitations, restrictions, and encumbrances as set forth below:

1. 1996 Metropolitan Government taxes.

2. All matters as shown on the plan of record in Book 7900, page 619, said Register's Office.

3. Declaration of Covenants, Conditions and Restrictions of record in Book 9123, page 645, said Register's Office.

1017040E
12062413

This is unimproved property known as 113 Shute Circle, Old Hickory, Tennessee 37138.

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 GRANTOR does covenant with the said GRANTEES that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind herself, her heirs and assigns, 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 my hand this 13th day of June, 1996.

Joyce Anne Black

Joyce Anne Black

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joyce Anne Black, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 13th day of June, 1996.

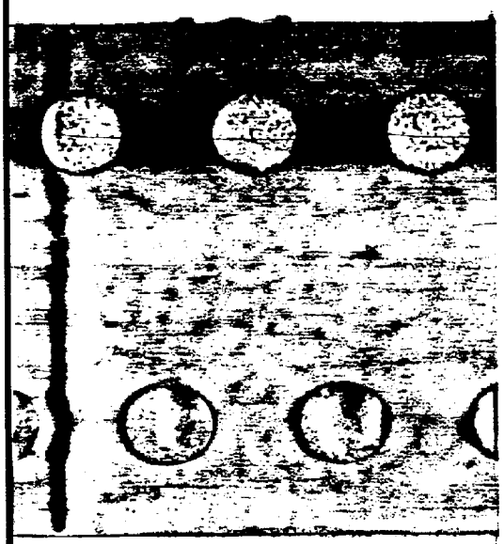
Judith D. Rimmer

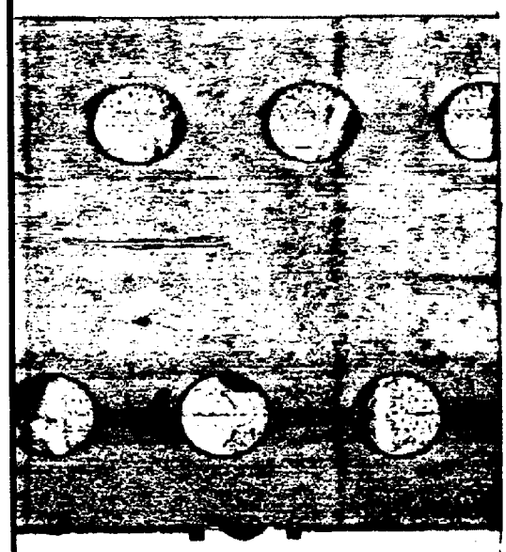
NOTARY PUBLIC

My Commission Expires: 9/18/99

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

1017040E
12062413





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

RECEIVED OF _____

FOR _____

BOOK 10090 PG 101

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 72500.00
				CON TX 268.25
				PRFEE 1.00
				WDEED 8.00
				TOTAL 277.25
				CHECK 277.25
06/18/96	01			11:15 0001 4856

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0193977
IDENTIF. # REFERENCE

96 JUN 18 AM 11:13
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 1052657