BOOK 10142 PG 86

BOX #19B

G#96-7-49K

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOE M. THRASHER, JR.	"NEW OWNERS"	MAP 177
(NAME)	(NAME)	
922 Brentwood Pointe		PART OF
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027		PARCEL 014
(CITY) (STATE) (ZIP)	(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~~ I, HUNTER McDONALD, III, AS TRUSTEE WITH FULL POWER AND AUTHORITY TO MORTGAGE, SELL, ENCUMBER, RESTRICT, AND/OR CONVEY WITHOUT JOINDER OF ANY * HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOE M. THRASHER, JR., AND WIFE, LANA THRASHER

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 Second Civil District of Davidson County, Tennessee, being part of Lot No. 5 of Fox Hollow Farms, located on the West of State Route 96 and North of Old Harding Road and being more particularly described as follows:

BEGINNING at a point in the South line of Robert F. Stamps' property, of record in Deed Book 151, Page 413, Register's Office for Davidson County, Tennessee; said point being South 88° 54' 42" East, 2020.71 feet from the most Northwest corner of Fox Hollow Farms; thence, with the southerly line of said Stamps', South 88° 54' 42" East, 300.00 feet to a point; thence, with the West line of Lot No. 4, South 22° 17' 49" East, 472.18 feet to a point; thence, South 53° 45' 13" West, 195.95 feet to a point; thence, South 66° 00' 05" West, 150.05 feet to a point; thence, South 86° 26' 46" West, 203.08 feet to a point; thence, with the East line of Lot No. 6, North 21° 33' 31" East, 179.20 feet to a point; thence, North 25° 51' 45" West, 160.31 feet to the point; thence, North 04° 05' 38" East, 321.97 feet to the point of BEGINNING.

THIS conveyance is subject to Declaration of Protective Covenants, Conditions and Restrictions for Fox Hollow Farms, of record in Book 8960, Page 252, and as amended in Book 9048, Page 590, and in Book 9052, Page 433, in Book 9137, Page 784, in Book 9340, Page 579, in Book 9400, Page 936, in Book 9454, Page

CONTINUED

unimproved (X)
This is improved ( ) property, known as 9669 Highway 96, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

* BENEFICIARY

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 my hand this 30th day of July 1996

HUNTER McDONALD, III, AS TRUSTEE

DCTN01WC

LEGAL DESCRIPTION CONTINUATION

59, in Book 9648, Page 407, in Book 9892, Page 743, in Book 9981, Page 497, and in Book 10112, Page 348, said Register's Office; Restrictive Covenants of record in Book 8353, Page 806, Register's Office for Davidson County, Tennessee; Charter of Fox Hollow Farms Homeowners' Assn., of record in Book 8960, Page 251, said Register's Office; an Easement for Ingress and Egress and Utilities, of record in Book 8916, Page 345, and corrected in Book 8960, Page 247, in Book 9052, Page 433, and revised by Exhibit "B" to Amendment to the Declaration of Protective Covenants, Conditions and Restrictions, of record in Book 9137, Page 784, said Register's Office; Instruments of Correction of record in Book 9305, Page 487, and in 9772, Page 401, said Register's Office; and, a Grant of Easement for ingress-egress, utilities and drainage, of record in Book 9291, Page 454, and in Book 9340, Page 585, and re-recorded in Book 9400, Page 931, Register's Office for Davidson County, Tennessee.

BEING part of the same property conveyed to Hunter McDonald, III, as Trustee with full power and authority to mortgage, sell, encumber, restrict, and/or convey without joinder of any beneficiary, by Deed from Shirley M. Heist, a married person, of record in Book 9804, Page 375, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to the Declarations, and as amended, as of record aforementioned; Restrictive Covenants, as of record aforementioned; easements, and as amended, of record aforementioned; and setback line(s), if any; By-Laws of Fox Hollow Farms Homeowners' Association, Inc., of record in Book 8960, Page 270, said Register's Office; and taxes for the current year which have been prorated and assumed by the Grantees herein.

0209985
IDENTIF. & REFERENCE

96 AUG -1 PM 3:24
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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 HUNTER McDONALD, III, AS TRUSTEE WITH FULL POWER AND AUTHORITY TO MORTGAGE, SELL, ENCUMBER, RESTRICT, AND/OR CONVEY WITHOUT JOINDER OF ANY BENEFICIARY

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 30th day of July 1996.

Commission expires July 24, 1999

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 _____.

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

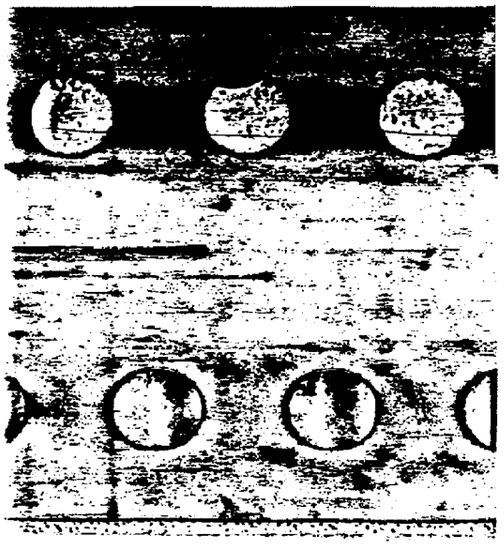
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

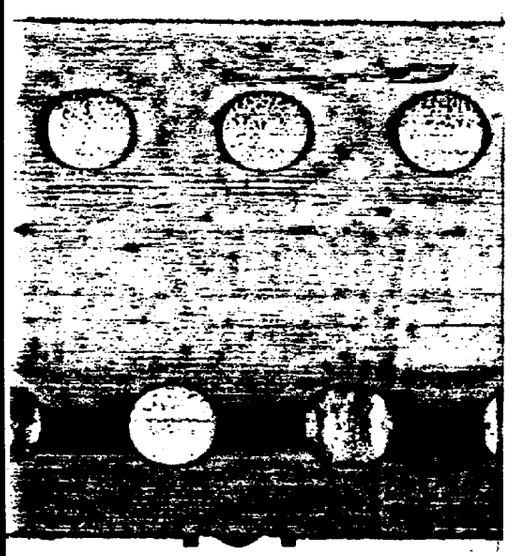
My commission expires _____

Notary Public

2121 08/01 0101 03CHECK 344.15

DCTN01WC





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

RECEIVED OF _____

FOR _____

BOOK 10142 PG 89

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 89500.00
				CON TX 331.15
				PRFEE 1.00
				WDEED 12.00
				TOTAL 344.15
				CHECK 344.15
			08/01/96 01	15:27 0001 2121

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0209985 IDENTIF. ↑ REFERENCE

96 AUG -1 PM 3:24

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1069704