THIS INSTRUMENT PREPARED BY:
David B. Herbert
Ortale, Kelley, Herbert & Crawford
Third Floor, Noel Place
200 Fourth Avenue North
Nashville, TN 37219-2393

B4436

WARRANTY DEED

MAP, PARCEL, SUBDIVISION NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
9-76.00	Bobby G. Scott	Pacific Southwest Bank 4144 N.Central Expwy.#160 Dallas, TX 75204
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
	7632 Ridgewood Road	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged.

BOOK 10148 PG. 52

JAMES G. HINSHAW AND DONNA C. HINSHAW, husband and wife hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BOBBY G. SCOTT AND NANCY SMITH-SCOTT, husband and wife hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

SEE SCHEDULE ATTACHED HERETO

96 AUG -6 PM 3:39
REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. # REFERENCE
02111783

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1996 taxes which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 26 day of July, 1996.

JAMES G. HINSHAW

DONNA C. HINSHAW

BOOK 10148 PG. 53

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

James G. Hinshaw and wife, Donna C. Hinshaw

the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 26th day of July, 19 96.

My commission expires:

NOTARY PUBLIC AT LARGE
David B. Herbert
My Commission Expires May 24, 1997
STATE OF TENNESSEE

Notary Public

STATE OF _____
COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____ the bargainor(s), with whom I am personally aquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

My commission expires:

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 166,500.00

Bobby G. Scott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF July, 1996 MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

Notary Public

NOTARY PUBLIC AT LARGE
David B. Herbert
My Commission Expires May 24, 1997
STATE OF TENNESSEE

WARRANTY DEED

FROM
JAMES G. HINSHAW, ET UX

TO
BOBBY G. SCOTT, ET UX

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

_____ and _____,

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19 _____.

My commission expires:

_____
Notary Public

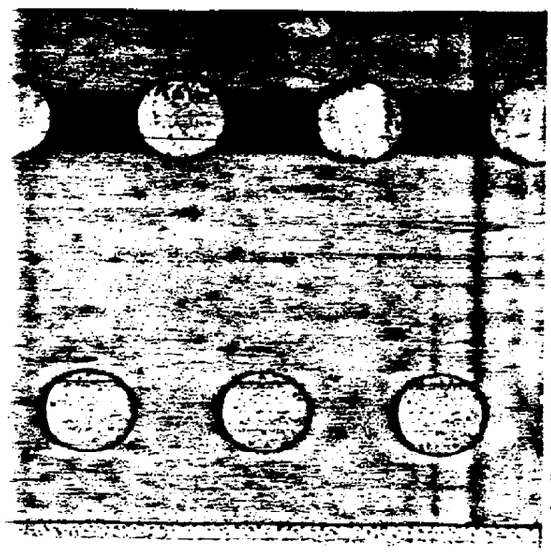
EXHIBIT "A"

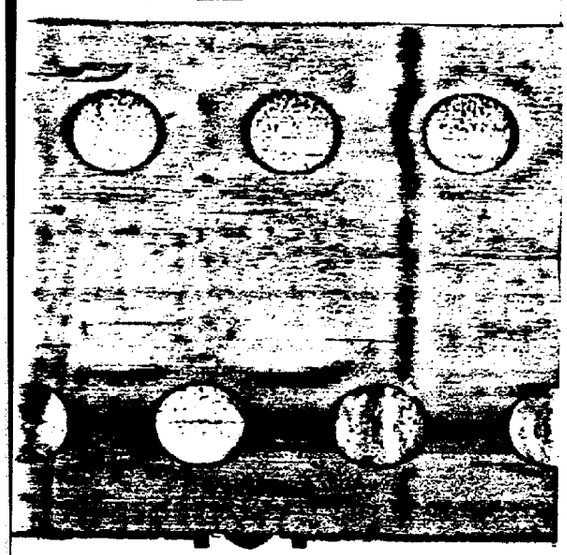
Land in Davidson County, Tennessee, and described according to a survey made by John Kohl and Company, P.C., Tennessee No. 100, dated July 8, 1991, as follows:

Beginning in the center of Ridgewood Road (formerly Cotton Patch Road), being the southeasterly corner of described tract and the southwest corner of George Paradise Land; thence with the center of road, North 53 deg. West 436.7 feet; thence North 41 deg. 15 min. West 141.8 feet to a corner; thence North 35 deg. East 158 feet; thence North 45 deg. 30 min. East 171 feet; thence North 57 deg. 30 min. East 180 feet; thence North 86 deg. East 123 feet to the common corner of Roxana Reeder, George Paradise and said tract; thence South 2 deg. 30 min. West 730.2 feet to the point of beginning.

Being the same property conveyed to James G. Hinshaw and wife, Donna C. Hinshaw, by Deed from Lisa Cannon Green and husband, Bob Dale Green, of record in Book 9447, page 69, Register's Office for Davidson County, Tennessee.

4073 08/06 0101 03CHECK 629.05





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

RECEIVED OF _____

FOR _____

BOOK 10148 PG. 55

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
			CAMI	
				166500.00
			CON TX	616.05
			PRFEE	1.00
			WDEED	12.00
			TOTAL	629.05
			CHECK	629.05
08/06/96	01		15:43 0001	4073

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02111783
IDENTIF. # REFERENCE

96 AUG -6 PM 3:39
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1016682