0219348

IDENTIF. # REFERENCE

BOOK 10171 PG 376

96 AUG 29 AM 10: 11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **14th** day of **August, 1996** between **The Estate of Jerry J. Tittle, Sr.** , GRANTOR, and **Lisa S. Lange, Unmarried**, as GRANTEE.

WITNESSETH, That said Grantor, for and in consideration of the sum of TEN AND 00/100'S ($10.00) Dollars and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee and Grantee(s)' heirs forever the following described land located in the County of **Davidson**, State of Tennessee, to-wit:

Land in the 9th Civil District of Davidson County, Tennessee, BEING Lot No. 134 on the Plan of Richland Meadows, Section Three, as of record in Book 2083, Page 100, Register's Office for Davidson County, Tennessee.

BEGINNING at a point on the easterly margin of Meadow Crest Road at the northwest corner of Lot No. 135 on said plan; thence with the easterly margin of said road northwardly 10.3 feet to a monument at the beginning of a curve with a radius of 20 feet; thence around said curve in a northeasterly direction 18.6 feet to a monument at the beginning of another curve with a radius of 40 feet; thence around said curve in a northwesterly direction 88.6 feet to the southeast corner of Lot No. 133 on said plan; thence with the line between said Lot Nos. 133 and 134 northwardly 126.4 feet to the center of Richland Creek; thence with center of said creek South 69 degrees 03' East 168.6 feet, South 26 degrees 53' East 135.8 feet, and South 11 degrees 20' West 50.4 feet to the northeast corner of said Lot No. 135; thence with the line between said Lot Nos. 134 and 135 westwardly 198.4 feet to the beginning.

Being the same property conveyed to Jerry Jackson Tittle, Sr. by deed fom Natalie Kay Fuqua Tittle of record in Book 7138, page 325, Register's Office for Davidson County, Tennessee. Said Jerry Jackson Tittle, Sr. having since died leaving property to Jerry Jackson Tittle, Jr., Thomas Paul Tittle and Natalie Kay Tittle Nagel (a/k/a Nan Nagel) by Will of record in Will Book 4, pg 137 Register's office for Cheatham Co., TN. And Cert. Copy recorded Simultaneously herewith. **Subject to restrictions of record in Book 2152, page 121, and Book 2195, page 256, Register's Office for Davidson County, Tennessee.**

Subject to all matters of record in Plat Book 2083, page 100, Register's office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever; and we do covenant with said Grantee 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 Grantee, his/her 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.

IN WITNESS WHEREOF, Grantors s hereunto set its hand and seal this day and year first above written.

[redacted]

The Estate of Jerry J. Tittle, Sr.

Jerry Jackson Tittle, Jr. by Nan Nagel as atty in fact

Jerry Jackson Tittle, Jr. an heir of the estate by Nan Nagel at attorney in fact

Thomas Paul Tittle, an heir of the estate

Natalie T. Nagel

Natalie T. Nagel, an heir of the estate

COUNTY OF DAVIDSOn
STATE OF TENNESSEE

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Thomas Paul Tittle and Natalie T. Nagel with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged him/her/self to be the an heir of the estate and an heir of the estate, respectively of the The Estate of Jerry J. Tittle, Sr., and that he/she as such an heir of the estate and an heir of the estate executed the foregoing instrument for the purpose therein contained by signing the name of the by him/herself as an heir of the estate and an heir of the estate. Witness my hand and official seal this14th day of August, 1996

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

COUNTY OF DAVIDSOn
STATE OF TENNESSEE

On 14th day of August, 1996, before me personally appeared Natalie Tittle Nagel, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Jerry Jackson Tittle, Jr. as his/her/their attorney in fact and acknowledged that he/she executed the same as the free act and deed of the said Jerry Jackson Tittle, Jr.. Said Power of Attorney being record in Book 10171, page 375, Register's Office for said County and State.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

COUNTY OF DAVIDSOn
STATE OF TENNESEE

The actual consideration or value, whichever is greater, for this transfer is $60,500.00

Affiant

Subscribed and sworn before me this 14th day of August, 1996

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/23/98

Prepared by
Equity Search, Inc.
2323 Hillsboro Road #506
Nashville, TN 37212

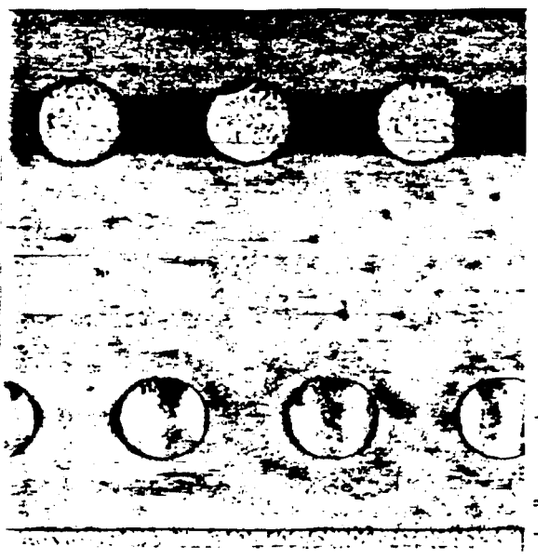
Address of New Owner:
Lisa S. Lange
5636 Meadow Crest Lane
Nashville, Tennessee 37209

Send Tax Bills To:
Pacific Southwest Bank
4144 N. Central Expwy #900
Dallas, TX 75204

Map & Parcel No.
Map 103-3 Parcel 5

Mail

232.35



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

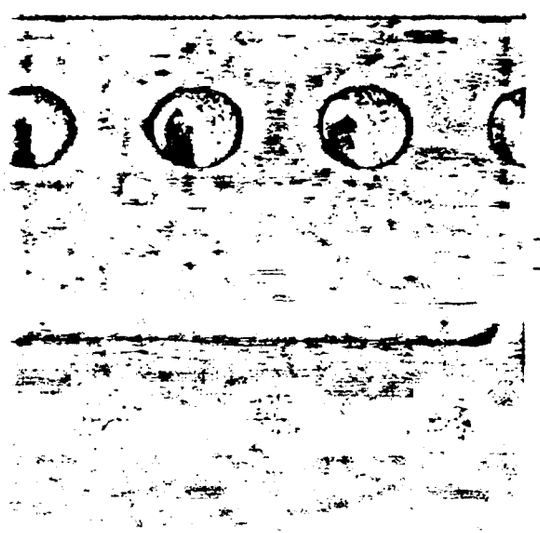
RECEIVED OF _____

FOR _____

BOOK 10171 PG 378

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	60500.00
CON TX	223.85
PRFEE	1.00
WDEED	8.00
TOTAL	232.85
CHECK	232.85

08/29/96 01 10:13 0001 2159

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0219348
IDENTIF. ↑ REFERENCE

96 AUG 29 AM 10: 11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1024686