0238890

IDENTIF. & REFERENCE

PICK-UP

96 OCT 22 PM 2:43

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

BOOK 10233 PG 612

THIS INSTRUMENT PREPARED BY:
Patricia A. Montgomery (#016220)
WESTLAKE & MARSDEN, P.C.
SunTrust Center
424 Church Street, Suite 1400
Nashville, TN 37219
(615) 726-3400

WARRANTY DEED

New Owner/Address	Send Tax Bills To:	Map-Parcel Numbers
Larry O. Hanson Susan T. Hanson 705 Chapel Avenue Nashville, TN	Same	Map 83-6 Parcel 272

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Fifty Thousand Dollars ($50,000).

AFFIANT

NOTARY PUBLIC

My Commission Expires: July 22, 2000

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, R. LOYD SCOBEY, JR., and GUY WILSON Trustees of Chapel Avenue Church of Christ ("GRANTORS"), have bargained and sold, and by these presents do hereby convey unto LARRY O. HANSON and wife, SUSAN T. HANSON, ("GRANTEES"), their heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, and described as follows:

> Land in Davidson County, Tennessee, being Lot "C" on the map showing subdivision of Lot No. 1 in Sharpe and Horn's subdivision of the south half of Lot No., 1 in the Brownsville Plan, as of record in Book 547, page 166, Register's Office for said County.

Said Lot"C" fronts 55.75 feet on the easterly side of Chapel Avenue, formerly Lindsley Street and runs back 133.25 feet on the northerly line, with the southerly line of an alley and 109.7 feet on the southerly line to a dead line, and measures 50 feet thereon.

Being the same property conveyed to F.F. Craighead, G.F. Pilkerton and R. Lloyd Scobey, Trustees of Chapel Avenue Church of Christ by Installment Deed from Mary Rohrback and husband, Fred Rohrback of record in Book 2806 Page 407, Register's Office of Davidson County, Tennessee. F. F. Craighead, G. F. Pilkerton having died and R. Loyd Scobey, Jr. and Guy Wilson and having been apppointed as Successor Trustees by instrument of record in Book 10233 page 610, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to any taxes accuring for 1996, which are to be paid by the GRANTEES when the same become due. Taxes for subsequent years must be the responsibility of GRANTEES.

This conveyance is made subject to all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon.

This improved property known as 705 Chapel Avenue,Nashville, Tennessee.

TO HAVE AND TO HOLD the aforesaid unit and undivided interest with the appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs and assigns forever.

And the GRANTORS do covenant with GRANTEES that they, as Trustees for Chapel Avenue Church of Christ, are lawfully seized and possessed of the property in fee simple, have a good and lawful right to convey it, and warrant that the property is unencumbered, except as set forth above.

And the GRANTORS do further covenant and bind themselves, as Trustees of Chapel Avenue Church of Christ, its successors and assigns, to warrant and forever defend the title to the land to GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 21st day of October, 1996.

CHAPEL AVENUE CHURCH OF CHRIST

By: Guy Wilson
GUY WILSON, SUCCESSOR TRUSTEE

By: R. Loyd Scobey Jr.
R. LOYD SCOBEY, JR., SUCCESSOR TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared GUY WILSON, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Successor Trustee (or other officer authorized to execute the instrument) of the Chapel Hill Church of Christ, the within named bargainor, and that as such Successor Trustee, he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office, this 21st day of October, 1996.

Janis G. Lyons
NOTARY PUBLIC

My Commission Expires: 7-22-2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

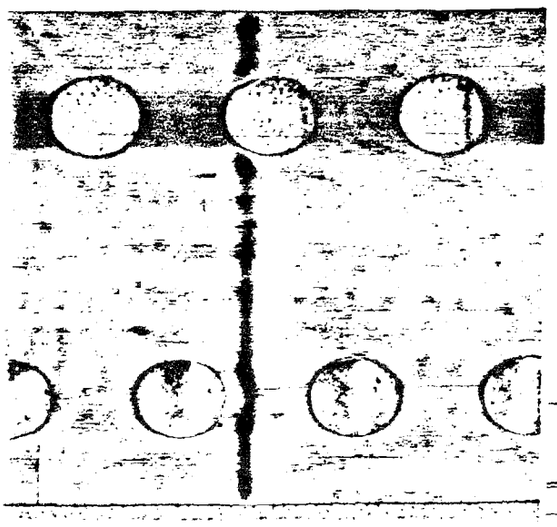
Before me, the undersigned, a Notary Public in and for said county and state, personally appeared R. LOYD SCOBEY, JR., with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Successor Trustee (or other officer authorized to execute the instrument) of the Chapel Hill Church of Christ, the within named bargainor, and that as such Successor Trustee, he executed the foregoing instrument for the purpose therein contained.

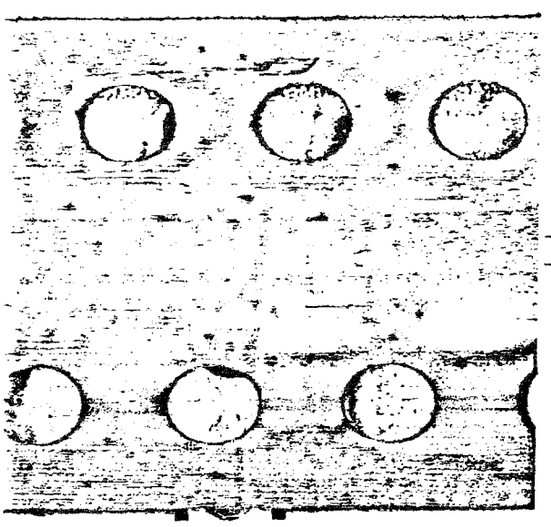
WITNESS my hand and seal, at office, this 21st day of October, 1996.

Janis G. Lyons
NOTARY PUBLIC

My Commission Expires: 7-22-2000
D:\WP\CLIENTS\2163.01\WARRANTY.DEE10/17/96

1996 10/22 02:01 03C:ECK 198.00





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

RECEIVED OF _____

FOR _____

BOOK 10233 PG 615

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
WDEED 12.00
TOTAL 198.00
CHECK 198.00

10/22/96 01 14:42 0001 3016

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0238890
IDENTIF. & REFERENCE

96 OCT 22 PM 2:43
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

№ 1080000

No [redacted]