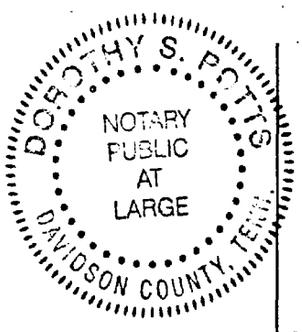



My Commission Expires JULY 24, 1999

STATE OF TENNESSEE
COUNTY OF Sumner

1934-H

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,999.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November, 19 96.

Notary Public Dorothy S. Potts

MY COMMISSION EXPIRES: 7/24/99

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 109-F Walton Ferry Road, Hendersonville, TN 37075

| NAME | ADDRESS | |
|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
| Tracy Marable | Pacific Southwest Bank | 043-05-191.00 |
| (NAME) | (NAME) | |
| 304 Garner Avenue | 4144 N. Central Expwy Ste 160 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRES) | |
| Madison, TN 37115 | Dallas, TX 75204 | |
| (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

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 OF WHICH IS HEREBY ACKNOWLEDGED, WE, Kerri D. Eldridge Higgins, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tracy Marable

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 Davidson County, Tennessee, being Tract No. 35, Block "B", of Overlook Estates, of record in Book 843, page 105, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Kerri D. Eldridge Higgins by deed from Christopher D. Higgins, filed of record in Book 8895, page 929, Register's Office for Davidson County, Tennessee; also acquired by instruments of record in Book 7092, page 960 and Book 7183, page 305, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 304 Garner Avenue, Madison, TN 37115

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 her hand this 25th day of November, 19 96.

Kerri D Eldridge Higgins

Kerri D. Eldridge Higgins

1934-H

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, Dorothy S. Potts, a Notary Public in and for said County and State, the within named Kerri D. Eldridge Higgins, Unmarried the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 25th day of November, 19 96.

My commission expires 7/24/99

Dorothy S. Potts
Notary Public/ Dorothy S. Potts

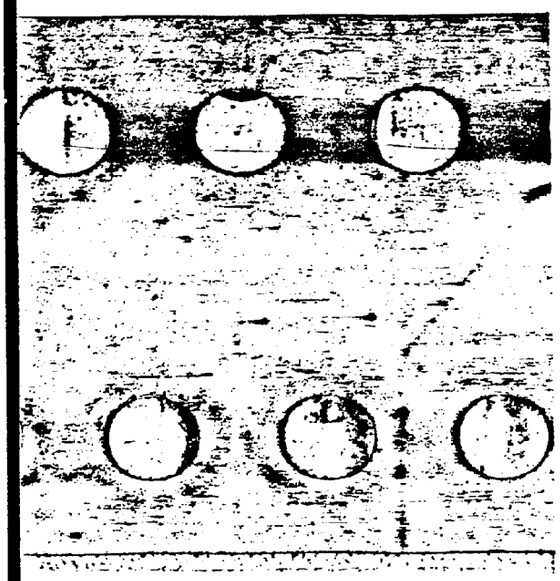
DOROTHY S. POTTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

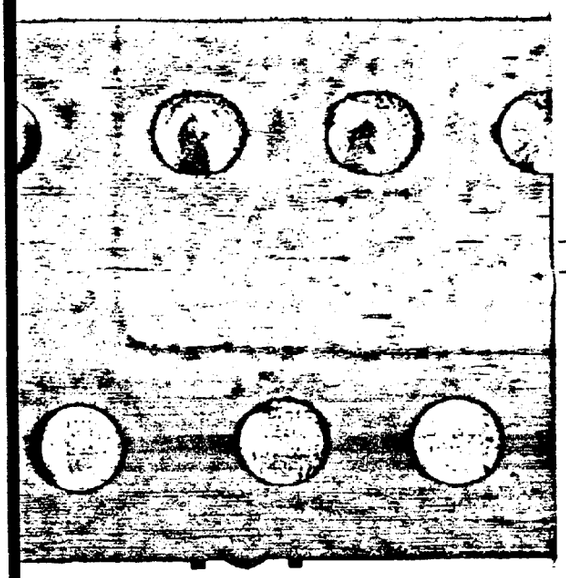
My Commission Expires JULY 24, 1999

025 | 326
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 1:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0558 12/02 0101 03CHECK 268.00





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 10275 PG 900

| | | |
|---|---|---|
| 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 | 69999.00 |
| CON TX | 259.00 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 268.00 |
| CHECK | 268.00 |

12/02/96 01 13:23 0001 0558

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

0251326
IDENTIF. ↑ REFERENCE

96 DEC -2 PM 1:20

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1093233