# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF December, 19 96

Notary Public

MY COMMISSION EXPIRES: April 25, 1998
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Harold Reeves, Attorney, P.C., 1281-G N. Mt. Juliet Road, Mt. Juliet, Tennessee 37122

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lorrey G. Jacobs (NAME) | NationsBanc Mortgage Corporation (NAME) | MAP 75 |
| 807 Bradley Place (ADDRESS) | P.O. Box 353 (ADDRESS) | GROUP 11 |
| Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP) | Louisville, KY 40201-0353 (CITY) (STATE) (ZIP) | PARCEL 218 |

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, Martha Troutt, a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lorrey G. Jacobs and Patricia L. Jacobs, husband and wife

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 Lot No. 16-B on the Plan of Meadows of Tulip Grove, Section 1, as of record in Plat Book 6250, Page 363, Register's Office for Davidson County, Tennesse to which plat reference is here made for a complete description thereof.

BEING the same property conveyed to Martha Troutt by deed from Susan E. Boland and Richard J. Boland and wife, Glenda Boland of record in Book 9907, Page 759, Register's Office for Davidson County, Tennessee.
This not being the primary residence, Donald Troutt does not join in this conveyance.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 6291, Page 899, said Register's Office.

This conveyance is subject to setback lines and recorded easements of record in Book 6250, Page 363, said Register's Office.

unimproved ( )
This is improved ( X ) property, known as 807 Bradley Place, Hermitage, Tennessee 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 6th day of December 19 96

Martha Troutt

Martha Troutt

BOOK 10286 PG 41

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Martha Troutt, a married person

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 Mt. Juliet, _____, Tennessee, this 6th day of December 19 96 AT

Commission expires April 25, 1998

Notary Public

LOUISE H. TYREE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

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 _____.

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

My commission expires _____

_____
Notary Public

0254427

IDENTIFICATION REFERENCE

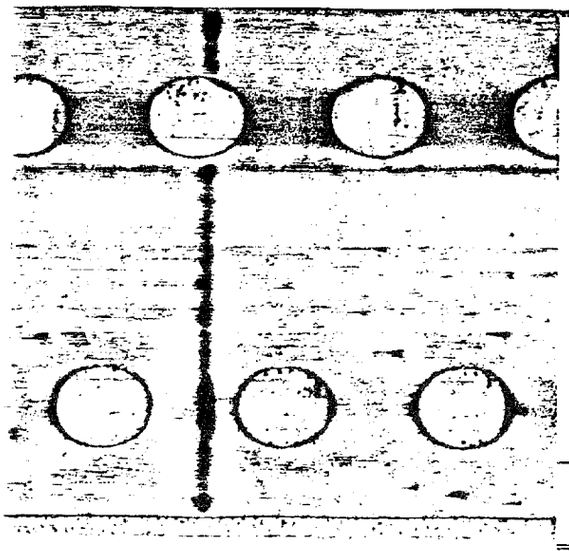
96 DEC 10 AM 10:12

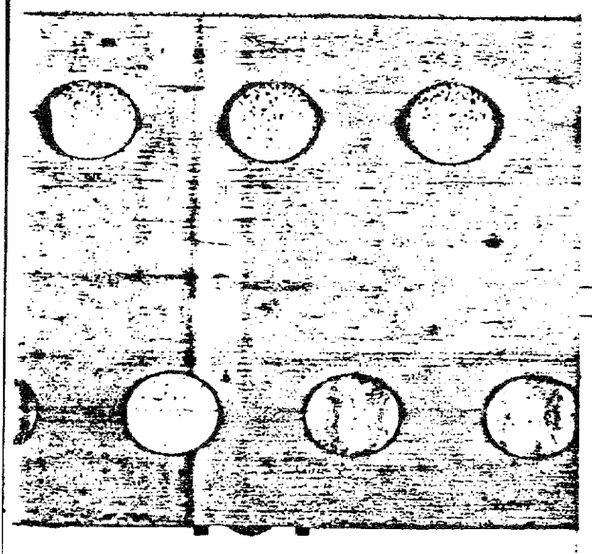
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

MAIL ENV.



4031 12/10 0101 03CHECK 210.65





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

RECEIVED OF _____

FOR _____

BOOK 10286 PG 42

| | | |
|---|---|---|
| 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 54500.00 | |
| | | | CON TX 201.65 | |
| | | | PRFEE 1.00 | |
| | | | WDEED 8.00 | |
| | | | TOTAL 210.65 | |
| | | | CHECK 210.65 | |
| 12/10/96 | 01 | | 10:13 0001 4031 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0254427
IDENTIF. & REFERENCE

96 DEC 10 AM 10:12

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1096668