Return after recording to:
Dav. Co. File Box 8-cmw

(2)

~~[illegible]~~ Company, Inc. **WARRANTY DEED**

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 10349 PG 811

#14383

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| JOHN CHRISTOPHER FARREN | SUNTRUST BANK, NASHVILLE, N.A. | 145-10 |
| (NAME) 1209 McGrace Lane | (NAME) 201 Fourth Avenue North | 61 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37220 | (STREET ADDRESS) Nashville, Tennesse 37219 | FH25622 |
| (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, BECKY SOHR, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN CHRISTOPHER FARREN AND WIFE, CAROLINE FARREN

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 7 on the Plan of Tanglewood Estates, as of record in Plat Book 4175, page 81, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Becky Sohr by deed from Dr. T.B. Boyd, III and wife, Yvette J. Boyd of record in Book 9415, page 756, said Register's Office.

This conveyance is made subject to: (1) 1997 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 4358, page 453; and (3) All matters appearing on the Plan of record in Plat Book 4175, page 81, said Register's Office.

Ronald M. Sohr, the spouse of Becky Sohr, joins in this conveyance solely to convey any marital interest he may have in subject property.

027134
IDENTIFICATION REFERENCE

97 FEB 14 AM 11:02
FILED
DAVIDSON COUNTY, TN.

6466 02/14 0101 03CHECK 1883.05

This is improved ( ) unimproved (XX) property, known as 1209 McGrace Lane, Nashville, Tennessee 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 12th day of February, 1997

Becky Sohr
~~BECKY SOHR~~

Ronald M. Sohr
RONALD M. SOHR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10349 PG 812

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BECKY SOHR AND HUSBAND, RONALD M. SOHR with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 12th day of February, 19 97.

My commission expires 9/23/2000 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 506,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF February, 19 97.

MY COMMISSION EXPIRES: 9/23/2000 (AFFIX SEAL)

Notary Public

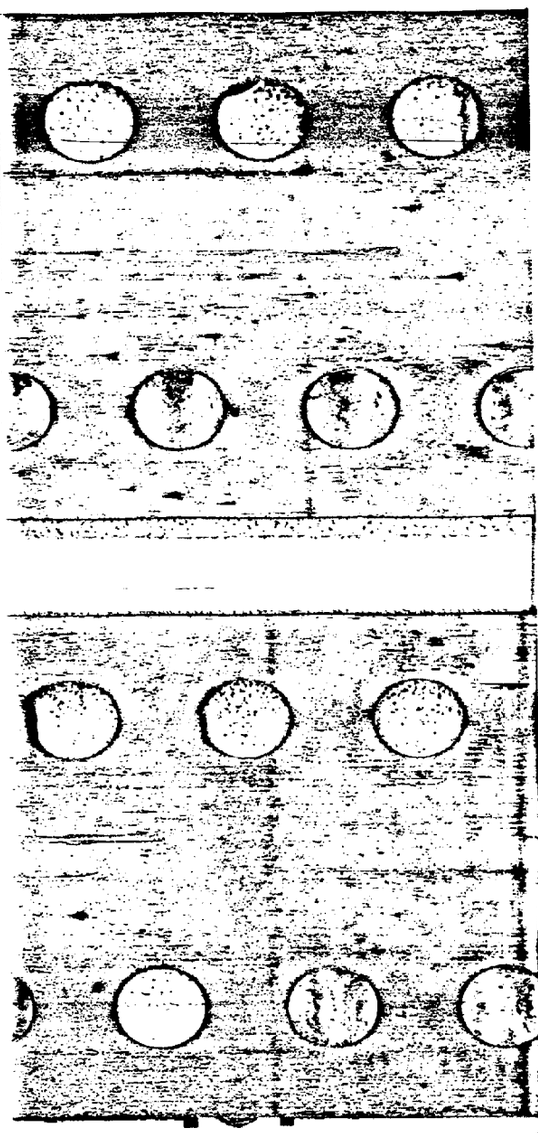
PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

WARRANTY DEED

FROM
BECKY SOHR

TO
JOHN CHRISTOPHER FARREN AND WIFE, CAROLINE FARREN

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



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

RECEIVED OF _____

FOR _____

BOOK 10349 PG 813

| | | |
|---|---|---|
| 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 | |
| | | | | 506500.00 |
| | | | CON TX | 1874.05 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 1883.05 |
| | | | CHECK | 1883.05 |
| 02/14/97 | 01 | | 11:06 0001 | 6466 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0273134
IDENTIF. # REFERENCE

97 FEB 14 AM 11:02
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

**No.** 1116929