0280392

BOOK 10374 PG 152 [illegible] RECORDED

This Instrument Prepared By:

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

97 MAR 10 AM 8:32

[illegible] REGISTER
DAVIDSON COUNTY, TN.

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Shannon L. Richardson 4024 Albert Drive Nashville, Tennessee 37204	SAME	132-1-82

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $153,000.00.

Shannon L Richardson
AFFIANT

Sworn to and subscribed before me
this 6th day of March, 1997.

[illegible] Hale
NOTARY PUBLIC

My Commission Expires: 3/11/98

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, DR. ELIZABETH GOLDMAN, unmarried, hereinafter called the "GRANTOR", has bargained and sold and by these presents does transfer and convey unto SHANNON L. RICHARDSON, unmarried, hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 138 on the Plan of Rolling Meadows, as of record in Book 1424, pages 98 and 99, Register's Office for Davidson County, Tennessee.

SAID Lot No. 138 fronts 94 feet on the easterly margin of Albert Drive, and runs back 244.8 feet on the northerly line and 239.7 feet on the southerly line, to a line in the rear, measuring 94.2 feet thereon.

BEING the same property conveyed to Dr. Elizabeth Goldman (unmarried) by Warranty Deed from Andrews Properties, Inc. (A Tennessee corporation) of record in Book 5458, page 541, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, her heirs and assigns, forever;

AND GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

[illegible] PRINTING IN

1. Davidson County taxes for the year 1997 are a lien against said property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with GRANTOR paying her prorata part thereof to GRANTEE, who will be responsible for payment of said taxes when they become due and payable. Map and Parcel 132-1-82.

2. All matters appearing on the Plan of Rolling Meadows of record in 1424, pages 98 and 99, Register's Office for Davidson County, Tennessee.

3. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4100, page 119, said Register's Office.

AND GRANTOR DOES FURTHER covenant and bind herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

This improved property is known as 4024 Albert Drive, Nashville, Tennessee 37204.

WITNESS my hand this 6 day of March, 1997 in Franklin, Tennessee.

Elizabeth Goldman

DR. ELIZABETH GOLDMAN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dr. Elizabeth Goldman, the bargainor, with whom I am personally acquainted, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 12 day of March, 1997.

D Hale

Notary Public

GLASS S HALE NOTARY PUBLIC WILLIAMSON CO TN

My commission expires: 3/11/98

4313 03/10 0101 03CHECK 575.1C

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10374 PG 154

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	153000-00
			CON TX	566-10
			PRFEE	1-00
			WDEED	8-00
			TOTAL	575-10
			CHECK	575-10
03/10/97	01		10:34 0001	4313

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02803 92

IDENTIFICATION

97 MAR 10 AM 10:42

DAVIDSON COUNTY

No. 1124684