0302607

IDENTIF. ↑ REFERENCE

97 MAY -7 PM 2:22

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PREPARED BY:
COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

BOOK 10446 PG 717

WARRANTY DEED

THIS INDENTURE is made and entered into this **1st** day of **May, 1997** between BARBARA JEAN DOBSON MORRIS, UNMARRIED, , and RONALD EUGENE MORRIS, UNMARRIED, GRANTORS, and ROBERT PERRY MORRIS, UNMARRIED, GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, BARBARA JEAN DOBSON MORRIS, UNMARRIED, , and RONALD EUGENE MORRIS, UNMARRIED, hereinafter referred to as GRANTORS, do hereby bargain, sell, transfer and convey unto ROBERT PERRY MORRIS, UNMARRIED, hereinafter referred to as GRANTEE, his/her successors, heirs and assigns, certain real estate located in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property" and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 124 LIBERTY LANE, MADISON, TN 37 115.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, his/her heirs, successors and assigns forever. The GRANTORS do covenant and agree with the said GRANTEE that GRANTORS are lawfully seized and possessed of the said real estate and that GRANTORS have a good and lawful right to sell the same. The GRANTORS further covenant that the same is unencumbered except as otherwise set forth in Exhibit "B".

GRANTORS further covenant and bind themselves, THEIR successors, heirs and assigns, to warrant and forever defend the title to said GRANTEE, his/her successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS the hands and seals of GRANTORS on the day and year first above written.

Barbara Jean Dobson Morris
BARBARA JEAN DOBSON MORRIS Signature of Seller

Ronald Eugene Morris
RONALD EUGENE MORRIS
Signature of Seller

8489 05/07 0101 03CHECK 188.03

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **BARBARA JEAN DOBSON MORRIS**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in **DAVIDSON** County, this **1st** day of **May, 1997.**

Denise C. Allis
Notary Public

My Commission Expires: 5/28/2000

DENISE C. ALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **RONALD EUGENE MORRIS**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in **DAVIDSON** County, this **1st** day of **May, 1997.**

Denise C. Allis
Notary Public

My Commission Expires: 5/28/2000

DENISE C. ALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

INDIVIDUAL
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in **DAVIDSON** County, this **1st** day of **May, 1997.**

_____
Notary Public

My Commission Expires: _____

INDIVIDUAL

Name and Address of Property Owner:

ROBERT PERRY MORRIS

BOOK 10443 PG 719

Property Address:

124 LIBERTY LANE
MADISON, TN 37 115

Person Responsible for Taxes:

SUNTRUST BANK, NASHVILLE, N.A.
P.O. BOX 100100
ATLANTA, GA 30348

Map & Parcel #: MAP 26, PARCEL 41

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$46,224.37** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Robert Perry Morris
Affiant

Sworn to and subscribed before me, a Notary Public, this **1st** day of **May, 1997.**

Denise C. Mills
Notary Public

My Commission Expires: 5/28/2000

DENISE C. MILLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:

COMMONWEALTH TITLE AGENCY OF NASHVILLE, INC.
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

EXHIBIT 'A'

Land in Davidson County, Tennessee, being a part of Lots 9 and 10 on the Plan of A.L. Moore's Subdivision of Biltmore, as of record in Book 421, page 6, Register's Office for Davidson County, Tennessee, and Being Lot No. 10 on the Plan of H.T. Curtis' Subdivision, not of record, and described according to a survey made by W.F. Branch, Surveyor, November _____, 1953, as follows, to wit:

BEGINNING on the westerly margin of Liberty Lane, formerly Curtis Street at a point 125 feet North on the northerly margin of Curtis Avenue, being the corner of Lots Nos. 9 and 10; thence with the line between said two (2) lots, North 72 deg. East 380.5 feet; thence North 20 deg. 07' West 125 feet to the corner of Lots Nos. 10 and 11; thence with the line between the said lots westwardly 381.5 feet to the easterly margin of Liberty Lane; thence with the same, South 28 deg. 35' East 125 feet to the beginning, and containing 1.09 acres, more or less.

Being the same property conveyed to Robert W. Dobson, Jr., and wife, Mildred Joyner Dobson, and Mother, Emma D. Dobson, , by Deed from S.H. AND ELLA CURTIS, of record in Deed Book 9150, Page 149, Register's Office for DAVIDSON County, Tennessee. The said Mildred Joyner Dobson died July 11, 1983. The said Robert W. Dobson, Jr., died March 7, 1988, testate, and by his Last Will and Testament, admitted to probate in the Probate Court for Davidson County, Tennessee, he devised his one-half (1/2) interest in and to said property as follows: one-half (1/2) to Barbara Jean Morris, being one and the same person as Barbara Jean Dobson Morris, and one-half (1/2) to Robert Perry Morris and Ronald Eugene Morris, in equal shares, as shown of record in Will Book 162, page 502, Probate Court for Davidson County, Tennessee.
The said Emma D. Dobson died February 6, 1986, a resident of the State of Florida, testate, and by her Last Will and Testament admitted to probate in Duval County, Florida, and ancillary probate in the Probate Court for Davidson County, Tennessee, as shown of record in Will Book 155, page 72, wherein she devised her one-half (1/2 interest in and to said property to her daughter, Evelyn Ezell Dobson. Evelyn Ezell Dobson conveyed her undivided one-half (1/2) interest by Quitclaim deed of record in Book 9150, page 149, Register's Office for Davidson County as follows: one-half to Barbara Jean Dobson Morris, and one-half (1/2) to Robert Perry Morris and Ronald Eugene Morris. Therefore, Barbara Jean Dobson Morris owns a one-half undivided interest, Ronald Eugene Morris owns a one-fourth (1/4 undivided interest and Robert Perry Morris owns a one-fourth (1/4) undivided interest.

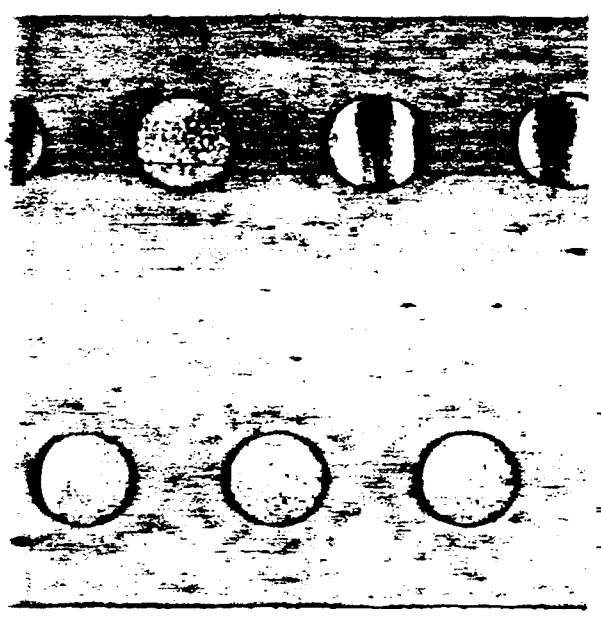
EXHIBIT 'B'

1. All real property taxes for the year 1997 and subsequent years not yet due and payable.

2. All matters set forth on the Plan of record in Plat Book 421,
page 6, said Register's Office, including any and all setback lines, easements, notes and restrictions, etc., as may be shown thereon.

3. TVA Easement of record in Deed Book 1021, Page 256, Register's Office for DAVIDSON County, Tennessee.

4. Storm Drain Easement, of record in Deed Book 7416, Page 175, Register's Office for DAVIDSON County, Tennessee.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

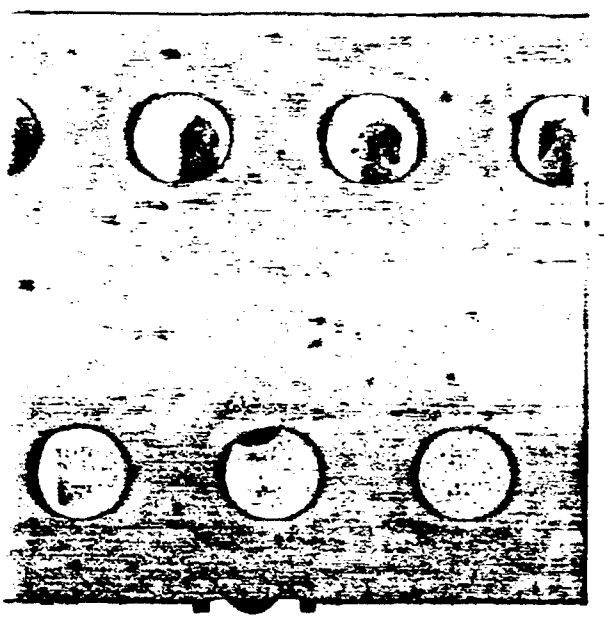
RECEIVED OF _____

FOR _____

BOOK 10448 PG 721

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 46224.37
CON TX 171.03
PRFEE 1.00
WDEED 16.00
TOTAL 188.03
CHECK 188.03

05/07/97 01 14:26 0001 8489

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0302607
IDENTIF. ↑ REFERENCE

97 MAY -7 PM 2:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1148548