22

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10566 PG 250
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF August 19 97

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAN VAN BRACKLE (NAME)	SAME (NAME)	103-8-113
4407 PARK AVENUE (ADDRESS)	(ADDRESS)	25W-07120
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, VIRGIL CALVIN KING, JR. AND SANDRA A. KING

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAN VAN BRACKLE AND WIFE, CINDY VAN BRACKLE

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:

Two (2) parcels of land in said County and State, being part of Lot No. 352, on the Map of the RICHLAND LAND COMPANY'S WEST LAWN SUBDIVISION, of record in Book 421, page 32, Register's Office for said County more fully described as follows:

PARCEL NO. 1:

BEGINNING at a point in the northerly margin of West Lawn Drive at the common corner of Lot Nos. 352 and 353 on said Map; thence with the northerly margin of said Drive, westerly 50 feet to a point; thence parallel with the line in the southerly line of the property conveyed to John W. Wells and wife, by deed from Harold L. Hix, etal, of record in Book 3502, page 201, said Register's Office; thence with said Wells' southerly line, easterly 50 feet, more or less, to a point in the line between said Lot Nos. 352 and 353; thence with the line between said Lot Nos. 352 and 353, southerly 202.5 feet, more or less to the point of BEGINNING.

PARCEL NO. 2:

The easterly part of the easterly 91.5 feet of the westerly 191.5 feet of

*** CONTINUED ***

unimproved ( )
This is improved (X) property, known as 4026 WESTLAWN DRIVE, NASHVILLE, TN 37209
(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 our hand S this 8th day of August 19 97

Virgil Calvin King Jr.
VIRGIL CALVIN KING, JR.

Sandra A. King
SANDRA A. KING

BOOK 10568 PG 251

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named VIRGIL CALVIN KING, JR.

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, Tennessee, this 8th day of August 19 97

Commission expires May 27, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SANDRA A. KING

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 NASHVILLE, Tennessee, this 8th day of August 19 97

Commission expires May 27, 2001

Notary Public

*** LEGAL DESCRIPTION CONTINUATION

Lot No. 352 in the Richland Realty Company's West Lawn Subdivision, a plan of which is recorded in Book 421, page 32, said Register's Office. SAID part of said lot being triangular in shape and more accurately described as follows:

BEGINNING at a point in the northerly margin of West Lawn Drive, 50 feet West of the common corner of Lot Nos. 352 and 353, on said Map, and running thence in a northerly direction and in a straight line, parallel with the easterly boundary line of Lot No. 352, 222 feet to a point; thence in a southwesterly direction 225 feet, more or less, to a point in the northerly boundary line of West Lawn Drive; thence in an easterly direction and along the northerly boundary line of West Lawn Drive, 5 feet to the point of BEGINNING.

BEING the same property conveyed to VIRGIL CALVIN KING, JR. AND WIFE, SANDRA A. KING, by Quitclaim Deed from Virgil Calvin King, Jr., of record in Book 7914, page 509, Register's Office for DAVIDSON County, Tennessee.

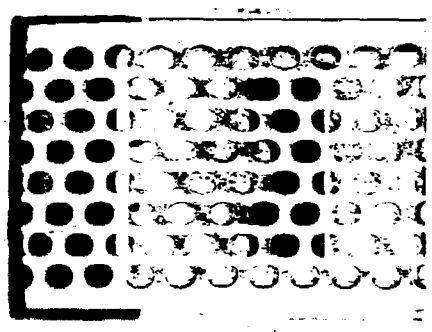
Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

97 AUG 12 PM 1:43
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
033676

5984 08/12 0101 03CHECK 234.70



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

RECEIVED OF _____

FOR _____

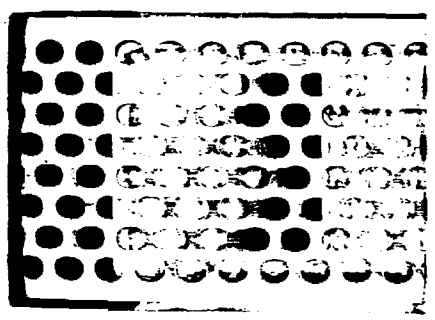
BOOK 10566 PG 252

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 61000.00
CON TX 225.70
PRFEE 1.00
WDEED 8.00
TOTAL 234.70
CHECK 234.70
08/12/97 01 13:44 0001 5984

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0336768
IDENTIF. & REFERENCE

97 AUG 12 PM 1:43
FELIX Z. WILSON, III REGISTER
DAVIDSON COUNTY, TN.

No. 1185558