BOOK 10932 PG 860

THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
ATTORNEY AT LAW
221 4TH AVE. N., 5TH FL.
NASHVILLE, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer $275,000.00.

AFFIANT

Subscribed and sworn to before this 14th day of May, 1998.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 7/25/98

98 MAY 15 AM 9:17
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

0438258
IDENTIF. # REFERENCE

ADDRESS NEW OWNER AS FOLLOWS: SEND TAX BILLS: MAP\PARCEL NO.

JAMES W. NORRIS, TRUSTEE
4047 PLEASANT ROAD
LAS VEGAS, NV 89108

SAME

60-4-91.00

## WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, RICHARD W. USELTON and wife, JANELLE M. USELTON, herein Grantors have bargained and sold, and by these presents do transfer and convey unto JAMES W. NORRIS SURVIVING CO-TRUSTEE UNDER THE NORRIS 1969 TRUST, DATED OCTOBER 24, 1969, THE Grantee herein, his successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the reserved parcel (a/k/a Reserved Parcel 91) of Oak Park Commercial Development, Section 5, as of record in Book 4350, page 61, Register's Office for said County, described as follows:

Beginning at a concrete monument on the southerly margin of Oak Valley Drive and the northwest corner of the Pizza Hut property; thence running along the westerly margin of the Pizza Hut property south 6 degrees 15' 0" west 110.74 feet to an iron pin; thence north 87 degrees 29' 0" west 92.71 feet; thence north 2 degrees 30' east 113.50 feet to an iron pin at the southerly margin of Oak Valley Drive; thence along the southerly margin of Oak Valley Drive south 86 deg. 54' east 63.90 feet to an existing monument; thence south 83 deg. 45'east 36.10 feet to the point of beginning, containing 0.2 acres, more or less.

Being the same property conveyed to Richard W. Uselton and wife, Janelle M. Uselton, by deed from Oak Valley Lanes Bowling Alley,a partnership of

record in Book 9086, page 288, said Register's Office for Davidson County, Tennessee.

This is improved real property known as 104 Oak Valley Drive, Nashville, Tennessee 37207.

This conveyance is subject to:

(1) Davidson County taxes for 1998, a lien, but not yet due and payable.

(2) Matters shown on the Plat of Record in Book 4350, page 61, Register's Office for Davidson County, Tennessee.

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns, forever. Grantors do covenant with the said Grantee that they 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. Grantors further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said Grantee, his successors and assigns, against the lawful claims of all persons whomsoever.

**WITNESS** its hand this 14th day of May , 1998.

RICHARD W. USELTON

JANELLE M. USELTON

"GRANTORS"

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, James C. Dale III, a Notary Public in and for said County and State, the within named **Richard W. Uselton** and **Janelle M. Uselton** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

**WITNESS** my hand and official seal at Nashville, Tennessee, this 14th day of May, 1998.

James C. Dale III
NOTARY PUBLIC
MY COMMISSION EXPIRES: 2-25-98

C:\JIM\USELTON\NORRIS.WD

7657 05/15 0101 03CHECK 1026.50

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

RECEIVED OF _____

FOR _____

BOOK 10932 PG 862

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

CAMT 275000.00
CON TX 1017.50
PRFEE 1.00
WDEED 8.00
TOTAL 1026.50
CHECK 1026.50

05/15/98 01 09:22 0001 7657

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0438258
IDENTIF. & REFERENCE

98 MAY 15 AM 9:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 1293661