OLD REPUBLIC
National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 11016 PAGE 119

STATE OF TENNESSEE)
COUNTY OF /)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,150.00.

James R. Thomason
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 6th DAY OF July, 19 98.

Kristen L. Bosley
NOTARY PUBLIC

My Commission expires: July 15th, 1998

e-mail

THIS INSTRUMENT PREPARED BY

Stewart F. Kresge (NAME) 2300 21st Avenue, South (ADDRESS) Nashville, Tennessee

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
James R. Thomason (NAME)	James R. Thomason (NAME)	162-8
68 Tusculum Road (ADDRESS)	68 Tusculum Road (ADDRESS)	Par 2
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Antioch, TN 37013 (CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

THERESA ANN URBANSKI

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

JAMES R. THOMASON and wife, EVELYN C. THOMASON

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Antioch Park, Section I, as of record in Book 3600, page 96, Register's Office for said County.

Said Lot No. 14 fronts 75.00 feet on the northerly side of Tusculum Road and extends back 144.4 feet on the westerly line and 144.8 feet on the easterly line, to a line in the rear on which it measures 75.0 feet.

Being the same property conveyed to James L. Trainor ~~and~~ wife, Annie R. Trainor by deed recorded in Book 5264, page 5 in said Register's Office. Both parties having since died and Theresa Ann Urbanski is the devisee under the last Will and Testament of James Lon Trainor, deceased, Davidson County Probate Court Case No. 98P-733.

Leo A. Urbanski, spouse of Theresa Ann Urbanski, joins in this conveyance for the sole purpose of conveying any and all rights, title or interest he may have.

98 JUL 10 PM 1:33
FEE 2 WILSON H. REE
DAVIDSON COUNTY, TN.

04610 72
IDENTIF. & REFERENCE

This is improved (XX) unimproved ( ) property, known as 68 Tusculum Road, (House Number) (Street) Antioch, (City) Tennessee (State) 37013 (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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.

05/07/10 01:01 03CHECK 326.05

Witness our hands this _____ day of 7-3-98, 19___.

Theresa Ann Urbanski

Leo A. Urbanski

INDIVIDUAL ACKNOWLEDGMENTS:

OFFICIAL SEAL
ANDREW A. KASMER
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires May 4, 1999

STATE OF ~~TENNESSEE~~ ILLINOIS }
County of KANE }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Theresa Ann Urbanski, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 3 day of July, 1998.

My Commission expires:
5-4-99

Andrew A. Kasmer
Notary Public

STATE OF ~~TENNESSEE~~ Florida }
County of Martin }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Leo A. Urbanski - who produced FL DL ex 11-98, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 6 day of July, 1998.

My Commission expires:
2-1-2000

Sherry Lee Sparks
Notary Public

OFFICIAL NOTARY SEAL
SHERRY LEE SPARKS
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. CC529793
MY COMMISSION EXP. FEB. 1,2000

STATE OF TENNESSEE }
County of }

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

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 11016 PAGE 121

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 85150.00
CON TX 315.05
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 326.05
CHECK 326.05

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/10/98 01 13:33 0001 2050

0461072
IDENTIF. ↑ REFERENCE

98 JUL 10 PM 1:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1317763