14-A
12119-3

BOOK 11023 PAGE 173

MAP 146-10
PARCEL 074.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $52,000.00.

Robert O. Jones
Affiant

Subscribed and sworn to before me this the 10th day of July, 1998.

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 5/27/01

Notary Public

THIS INSTRUMENT PREPARED BY: JOHN T. COOK, P.C.
2927 Berry Hill Drive, Nashville, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:
Robert O. Jones
Joyce H. Jones
2413 Mercer Court
Thompson Station, TN 37179

SEND TAX BILLS TO:
First American National Bank
P. O. Box 290396
Nashville, Tennessee 37229

98 JUL 16 PM 12:17

04631 79

IDENTIFICATION & REFERENCE

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **I, Nancy Hicks, now known as Nancy Roark**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey all my interest unto **Robert O. Jones** hereinafter called the Grantee, his 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 part of Lot No. 4 on the Revised Plan of L. M. Steele Subdivision, of record in Plat Book 3700, Page 4, as Revised in Plat Book 3700, Page 14, Register's Office for Davidson County, and part of a tract marked "Joseph K. Dotson" adjoining said lot to the east, being the same property recorded in Book 5042, Page 117, Register's Office for said County; and described according to a survey made by John Kohl & Co., P.C., dated 11/2/93.

Beginning at the westerly margin of a 40 foot private drive to Lutheran Church and the southern margin of Hogan Road; thence S 12 degrees, 16 minutes, W 445.21 feet to a point; thence N 83 degrees 44 minutes, W 65.45 feet to a monument; thence N 3 degrees, 21 minutes, E 441.53 feet to a point in the southern margin of Hogan Road; thence S 84 degrees, 28 minutes, E 133.97 feet with Hogan Road to the point of beginning.

Being the same property conveyed to Robert Jones and Nancy Hicks, now known as Nancy Roark, as tenants in common by Quitclaim Deed from Orvil J. Jones, Jr., unmarried, of record in Book 9142, Page 465, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any matters of record in said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been paid by the Grantors herein.

4342 07/16 0101 03CHECK 203.40

This is improved property known as 705 Hogan Road, Nashville, TN 37220.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns forever; and I do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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 hands this 10th day of July, 1998.

Nancy Roark

Nancy Roark

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 **Nancy Roark**, the bargainors with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), who acknowlwdged that ~~they~~ she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 10th day of July, 1998.

JOHN T. COOK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

My Commission expires: 5/27/01

Jones.WD

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

RECEIVED OF _____

FOR _____

BOOK 11023 PAGE 175

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	52000.00
CON TX	192.40
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	203.40
CHECK	203.40

07/16/98 01 12:20 0001 4342

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04631 79
IDENTIF. # REFERENCE

98 JUL 16 PM 12:17

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1320032