TENNESSEE TITLE COMPANY

For and in consideration of the sum of *ONE DOLLAR (LOVE AND AFFECTION)*

DOLLARS

cash in hand paid by *Willie L. Yeargin, Janice E. Russell and Eleanor M. Yeargin*

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged,

I (we), *Lee Yeargin, Jr.*

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hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 18th, formerly the 23rd Civil District of Davidson County, described according to a survey made by George W. Watkins, Surveyor, September, 1954, as follows: Beginning at a lot on the northeasterly margin of the Old Hydes Ferry Pike, at the intersection of the northeasterly margin of said Old Hydes Ferry Pike and the southwesterly margin of the New Hydes Ferry Pike; thence with the northeasterly margin of said Old Hydes Ferry Pike, southeastwardly 366 feet to an iron pin; then North 37 15' East 176 feet to the center of said New Hydes Ferry Pike, North 68 30' West 95 feet; thence South 75 West 37 feet to the southwesterly margin of said New Hydes Ferry Pike; thence with the southwesterly margin of said New Hydes ferry Pike, North 85 West 235/8 feet to the beginning.

Said property being conveyed by warranty deed to Isisah Suggs, of record in Book 2336, page 279, Register's Office of Davidson County, Tennessee.

This is improved property known as 3729 Hydes Ferry Pike, Nashville, 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 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.

Whenever 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 *24* day of *April*, 19*91*

Lee Yeargin Jr

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, *Roscoe J Stanley*, a Notary Public within and for the State and County aforesaid, personally appeared

and *Lee Yeargin* with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the

and respectively of the

the within named bargainor, a corporation, and that (he) (they) as such

and , being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said

as such , and attesting the same by the said

as such

Witness my hand and official seal at office at on this the

day of *April 24*, 19*91*

My commission expires *10-26-1992*

Roscoe J Stanley
Notary Public.

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE AT LARGE

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
Lee Yeargin, Jr

To
Willie L. Yeargin, Janice E. Russell and Eleanor M. Yeargi

1181 11/03 0101 03CHECK

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

Zone Office
LAWYERS TITLE INSURANCE CORPORATION
of Richmond, Virginia

MARSHALL & BRUCE-NASHVILLE

Prepared By:
Roscoe J. Hainby

Map + Parcel #
069-16
090.00

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Owner & Tax Bills
Willie L. Yeargin
3729 N. Hydes Ferry Pike
Nashville, Tenn, 37210

Mail

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 52,000
Willie Yeargen
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 3 DAY OF NOV 19 98.
D. Edwards
Deputy Register

Being the same property conveyed to Lee Yeargin, Jr., by deed book 7970, page 288, RODC.

'0507098
IDENTIF. ↑ REFERENCE

98 NOV -3 AM 8:16
[illegible] REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

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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
MOR TX 192.40
ERR CO
MOR TX 192.40-
CON TX 192.40
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 203.40
CHECK 203.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/03/98 01 08-16 0001 1181

05007098
IDENTIF. ↑ REFERENCE

98 NOV -3 AM 8:16
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1366330