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**WARRANTY DEED**

PREPARED BY:

C. Patterson Cron
Attorney at Law
175 East Main Street
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $12,500.00.

Affiant

Sworn to and subscribed before me on this the 24th day of September, 1999.

NOTARY PUBLIC
My Commission Expires: 3-29-03

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RECEIVED
1999 OCT -7 PM 1:59
WILLIAM R. LAWRENCE
REGISTER

ADDRESS NEW OWNER:
CASABLANCA, INC.
c/o LINDA D. LEMASTERS
1024 Willow Creek Drive
Goodlettsville, TN 37072

SEND TAX BILLS TO:
SAME AS NEW OWNER

Map/Parcel: 43-8-10.00

37.15

**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 of which is hereby acknowledged, WE, BEN C. ROBINSON and wife, PHYLLIS ANN ROBINSON, hereinafter called the GRANTORS, have bargained and sold and by these presents, do transfer and convey unto CASABLANCA, INC., a Tennessee corporation, hereinafter called GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 4th Civil District of Davidson County, Tennessee, being Tract No. 5 on the unrecorded plan of H. A. Youngblood's Subdivision, described according to a survey by Cantrell, Connell & Morrison, May, 1954, as follows:

Beginning at a point in the southwest margin of Scenic View Drive, at the common corner of Tract Nos. 5 and 6, being 70.2 feet south eastwardly from the southeasterly corner of the Morgan Hurt property; thence along the margin of said drive, south 47° 47' east 42 feet to the common corner of Tracts 4 and 5; thence with the line between said tracts, south 42° 13' west 135 feet to a point in a line of Tract 7; thence with the line between Tracts 5 and 7, north 47° 47' west 42 feet to the common corner of Tracts 5 and 6; thence with the line between said tracts north 42° 13' east 135 feet to the beginning.

Being the same property conveyed to Ben C. Robinson and wife, Phyllis Ann Robinson, by deed from Nellie Cole, unmarried, of record in Book 9274, page 953, Register's Office for Davidson County, Tennessee.

This is improved property known as 130 Scenic View Drive, Old Hickory, Tennessee, 37138.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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, except as follows:

1) 1999 Davidson County taxes were paid at closing.

And GRANTORS 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.

WITNESS our hands this the 24th day of September, 1999.

Ben C Robinson
BEN C. ROBINSON

Phyllis Ann Robinson
PHYLLIS ANN ROBINSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

**BEFORE** me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, Ben C. Robinson and Phyllis Ann Robinson, the bargainors with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

**WITNESS** my hand and official seal at Old Hickory, Tennessee, this the 24th day of September, 1999.

Charles P. Cro
NOTARY PUBLIC

My Commission Expires: March 29, 2003

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

| | | |
|---|---|---|
| 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 | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

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**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1525315