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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$ 40,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF JANUARY, 19 77

Notary Public

MY COMMISSION EXPIRES: 1-29-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 311 Plus Park Blvd. Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ralph A. Pieroni (NAME)	Churchill Mortgage Corp. (NAME)	11D 81155
1101 Berwick Trail (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Dr., N.E. (STREET ADDRESS)	52-11
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	28

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Bertrand W. Russell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ralph A. Pieroni et ux Gail E. Pieroni

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot No. 37 on the Plan of Madison Heights, Section 2, Part 3, as of record in Book 2083, Page 98, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Bertrand W. Russell by Quit Claim Deed from Bertrand W. Russell et ux Marian D. Russell of record in Book 4988, Page 453, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to restrictions and easements of record in Book 2241, Page 209, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions and easements of record in the Register's Office for said County.

THIS conveyance is subject to 10 foot by 100 foot turnaround easement; 10 foot utility easement; 2.5 foot by 20 foot anchor easement and 40 foot and 75 foot minimum building setback line of record in Book 2083, page 98, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1101 Berwick Trail (House Number) (Street) Madison, Tennessee 37115 (P. O. Address) (City or Town) (Postal 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; 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. 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 my hand this 18TH day of JANUARY, 19 77

Bertrand W. Russell

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned Bertrand W. Russell, a Notary Public in and for said County and State, the within named

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18TH day of JANUARY 19 77

Commission expires 1-29-79

Eaelene Morell
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and (his oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the and respectively of the the within named bargainor, a corporation, and that (he) as such and (they), 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 , 19

My commission expires

Notary Public

D 8 6 0 0 8

WARRANTY DEED

FROM Bertrand W. Russell

TO Ralph A. Pieroni

IDENTIF. REFERENCE

JAN 20 11 45 AM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

JAN 20		CONV	40,000.00		
JAN 20	S'TAX			B* 104.00	
JAN 20	PR'FEE			B* .50	
JAN 20		W'DEED		B* 4.00	* 108.50

File Box # 12