BOOK 5394 PAGE 883

mail

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Louise P. Troutman	First & Mid-South Mortgage Co.	131-4
(NAME) 1132 Duncanwood	(NAME) P. O. Box 2568	#239
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, TN 37219	16DA-38643
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)----------

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Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to First and Mid-South Mortgage Company, secured by a deed of trust of record in Book 3650, page 521, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith

CHARLES I. PEARMAN and wife, BEVERLY P. PEARMAN

have this day bargained and sold, and do hereby transfer and convey unto the said

LOUISE P. TROUTMAN
her

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 44 on the Map of Duncanwood as of record in Book 1424, page 139, Register's Office for said County.

Said Lot No. 44 fronts 110 feet on the north side of Duncanwood Drive and runs back between lines, 194.4 feet on the west line and 192.5 feet on the east line to a dead line in the rear on which it measures 110 feet.

Being the same property conveyed to Charles I. Pearman and wife, Beverly P. Pearman, by deed from Raymond P. Wallace and wife, Naomi Wallace, of record in Book 4867, page 346, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 54,900.00

Subscribed and sworn to before me, this the 12th day of February, 19 79

Affiant Louise P. Troutman

My commission expires 2/23/81 (Affix Seal)

Notary Public Gail Pope

This is improved ( ) unimproved ( ) property, known as 1132 Duncanwood Drive, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

LOUISE P. TROUTMAN
her

(successors),

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1979 taxes; deed of trust in BK.3650,p.521; plan of record in BK.1424,p.139

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* LOUISE P. TROUTMAN

her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 12th *day of* February, 19 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles I. Pearman
Charles I. Pearman

Beverly P. Pearman
Beverly P. Pearman

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Charles I. Pearman and wife, Beverly P. Pearman

the within named bargainor...S, with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 12th *day of* February, *19* 79

Notary Public

Commission expires 2/23/81

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be*..... .....*of the*..... *the within named bargainor, a corporation, and that* .....*he as such*..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as*.....

Witness my hand and seal, at office in..... *this*.....*day of*....., *19*.....

.....Notary Public

Commission expires.....

2741 02/13 147.24 CHECK

WARRANTY DEED

FROM

Charles I. Pearman et ux

TO

Louise P. Troutman

F. I. 3 9 3 6

IDENTIF. REFERENCE

FEB 13 1 00 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238