STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,417.93

Leslie W. Elliott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 1979

Notary Public

MY COMMISSION EXPIRES: 7-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

W. Thomas Schmitz (NAME) 50 Music Square West Nashville, Tennessee 37203 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David H. Dunkin (NAME)	Western Pacific Financial Corp (NAME)	86-16
413 Rockwood Drive (STREET ADDRESS OR ROUTE NUMBER)	1201 E. Highland Avenue (STREET ADDRESS)	5
Hermitage, Tennessee (CITY) (STATE) 37076 (P. O. ZIP)	San Bernadino, CA (CITY) (STATE) (ZIP)	4D-13084

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, Leslie W. Elliott and wife, Angela Elliott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David H. Dunkin

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. 6 on the plan of Hermitage Woods, Section III, as of record in Book 5050, page 109, Register's Office for said County. SAID Lot No. 6 fronts 65.73 feet on the southerly margin of Rockwood Drive and runs back between lines 120.52 feet on the easterly line and 120.0 feet on the westerly line to a dead line in the rear on which it measures 70.80 feet thereon.

BEING the same property conveyed to Leslie W. Elliott and wife, Angela Elliott, by deed from Brent Valley Builders, Inc., of record in Book 5313, page 721, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements and restrictions of record, including:

RESTRICTIVE COVENANTS contained in an instrument of record in Book 5211, page 812, as amended in Book 5239, page 850, Register's Office for Davidson County, Tennessee.

THE PLAN OF RECORD in Book 5050, page 109, said Register's Office shows an owner's certificate, a 30 foot minimum setback line from Rockwood Drive, and a 25 foot easement for public utility and drainage purposes along the rear line and a 5 foot drainage easement along the westerly side line of said Lot.

CASH IN HAND paid by the hereinabove named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of the unpaid balance of a note to Western Pacific Financial Corporation in the original amount of $35,600.00, secured by a Deed of Trust of record in Book 5313, page 723, Register's Office for Davidson County, Tennessee.

This is improved ( ) X property, known as 413 Rockwood Drive (House Number) (Street) Hermitage, Tennessee (P. O. Address) (City or Town) 37076 (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 hand this 30th day of June, 1979

Leslie W. Elliott

Angela Elliott

STATE OF TENNESSEE
Davidson County

BOOK 5463 PAGE 847

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Leslie W. Elliott and wife, Angela Elliott

the 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 30th day of June, 1979.

Commission expires 7-18-82

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ 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 _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Leslie W. Elliott and wife,

Angela Elliott

TO

David H. Dunkin

F 39567

IDENTIF. REFERENCE

JUL 12 9 56 AM '79

FELIX Z. NELSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 5463 PAGE 848

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			45417.53- CO	
			118.04 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 124.54-	
5752A	07/12/79		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 39567

IDENTIF. REFERENCE

JUL 12 9 56 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 696499