Please Mail Back To
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214
3624 02/21 187.20- CHECK

BOOK 5568 PAGE 158

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,500.00

Ernest G. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF February, 1980

Marie B. Cummings
Notary Public

MY COMMISSION EXPIRES: 6 February, 1982
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN G. DOAK, ATTORNEY - 2525 Lebanon Road, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernest G. Brown et ux (NAME)	Western Pacific Financial Corp. (NAME)	2D71216
2424 Ponderosa Way (STREET ADDRESS OR ROUTE NUMBER)	1201 E. Highland Ave. (STREET ADDRESS)	149-6
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	San Bernardino, CA 92404 (CITY) (STATE) (ZIP)	6

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, STEVE VANDEVENDER BUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERNEST G. BROWN AND WIFE, NELL H. BROWN

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:

LAND in Davidson County, Tennessee, being Lot No. 17 on the Plan of Pebble Creek, Section 3, as of record in Book 5210, page 169, Register's Office for Davidson County, Tennessee.

SAID Lot No. 17 fronts 82 feet on the northerly side of Ponderosa Way and runs back 164.47 feet on the easterly side line and 176.32 feet on the westerly side line to a line at the rear measuring 121.11 feet thereon.

BEING the same property conveyed to Steve Vandevender Builders, Inc., by deed from Shelter Development Corporation of record in Book 5495, page 239, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2424 Ponderosa Way, Antioch, TN 37013
(House Number) (Street) (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 19th day of February, 1980

STEVE VANDEVENDER BUILDERS, INC.

BY: Steve Vandevender

STEVE VANDEVENDER, PRESIDENT

STATE OF TENNESSEE
Davidson County

BOOK 5568 PAGE 159

Personally appeared before me, _____, 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 _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Steve Vandevender

~~and~~ _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the President ~~and~~ XXX respectively of the Steve Vandevender Builders, Inc. the within named bargainor, a corporation, and that (he / they) as such President 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 Steve Vandevender as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 19th day of February, 1980.

My commission expires 6 February, 1982

Marie B. Cummings
Notary Public

WARRANTY DEED

FROM
STEVE VANDEVENDER BUILDERS, INC.

TO
ERNEST G. BROWN ET UX
NELL H. BROWN

F 7 7 1 8 6

IDENTIF. REFERENCE

FEB 21 9 10 AM '80

FELIX Z. [illegible] 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 BOOK 5568 PAGE 160

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		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

69500.00- CO
180.70 CO TX
.50 PRFEE
6.00 WDEED
CHECK 187.20-
3624A02/21/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 77186

IDENTIF. REFERENCE

FEB 21 9 10 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 742899