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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 $

$5,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF November 19 80

Notary Public

MY COMMISSION EXPIRES: 7/19/81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney, 640 Spence Lane, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George T. and Peggy Jo Pearson (NAME)	Same (NAME)	71-12-88
Rt. 1, Riverside Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	12DA-46715
Mt. Juliet, Tn. 37122 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, D. W. Swindle, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George T. Pearson and wife, Peggy Jo Pearson as tenants by the entirety

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 the easterly 50 feet of Lot 23 on the Plan of Walnut Grove Subdivision of record in Book 332, page 34, said Register's Office.

SAID part of Lot 23 fronts 50 feet on the northerly margin of Cherokee Avenue; thence northerly 150 feet to a point; thence westerly 50 feet to a point; thence 145.7 feet to a point; thence easterly 100 feet to a point on a line between lots 23 and 25: thence with the easterly margin of Lot 23 southerly 301.4 feet to the point of beginning.

BEING part of the property conveyed to D. W. Swindle by deed from Mrs. Ruby Morris et al of record in Book 4356, page 710, Register's Office for Davidson County, Tennessee.

THIS conveyance subject to such restrictive covenants, easements and setback lines of record in said Register's Office.

TAXES FOR 1980 have been pro-rated and paid.

House Trailer situated on lot is also being conveyed by this instrument

This is improved (XX) unimproved ( ) property, known as 827 Cherokee Avenue Nashville, Tn. 37207
(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 unincumbered, 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 14th day of November, 1980

D. W. Swindle

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STATE OF TENNESSEE
Davidson County

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

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 14th day of November, 19 80

Commission expires 7/19/81

Gene M. Floyd
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

G 17709

WARRANTY DEED

FROM
D. W. Swindle

TO
George T. Pearson, Sr. and wife,
Peggy Jo Pearson

IDENTIFICATION REFERENCE

Nov 17 11 00 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

5500.00- CO
14.30 CO TX
.50 PRFEE
6.00 WDEED
CHECK 20.80-
4789A11/17/80 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 1 7 7 0 9

IDENTIF. REFERENCE

Nov 17 11 00 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 792233