FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,417.77

Perry Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 19 82

Notary Public

MY COMMISSION EXPIRES: 4-12-84

(AFFIX SEAL)

BOOK 5868 PAGE 290

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
2033 Richard Jones Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Perry Smith (NAME)	VNB Mortgage Corporation (NAME)	105-1
1313 Southside Circle (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 26388 (STREET ADDRESS)	64
Nashville, TN 37212 (CITY) (STATE) (P. O. ZIP)	Richmond, Virginia 23275 (CITY) (STATE) (ZIP)	10W-3970

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, James T. Sherrell and wife, Nora Ella Sherrell,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Perry Smith,

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. 61 on the Plan of Southside Park Estates, Section II, of record in Plat Book 4660, page 30, Register's Office for Davidson County, Tennessee.

SAID Lot No. 61 fronts 30.86 feet on the westerly margin of the cul-de-sac at the terminous of Southside Circle and extends back 109.01 feet on the northeasterly line and 107.3 feet on the southeasterly line to an alley in the rear, measuring 111.55 feet thereon.

BEING the same property conveyed to James T. Sherrell and wife, Nora Ella Sherrell, by deed from Sarah Jean Holderfield Zeitlin and husband Ronald S. Zeitlin, of record in Book 4972, page 731, Register's Office for said County.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Home Federal Savings & Loan Association of Nashville, of record in Book 4972, page 733, Register's Office for said County, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantee.

The property herein conveyed is subject to restrictive covenants of record in Book 4220, page 723 and Book 4814, page 474, both in said Register's Office, and to the matters set forth in the above referenced plan of record.

This is (unimproved) (improved) property, known as 1313 Southside Circle, Nashville, Tennessee 37212
(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 our hand s this 31st day of March, 1982

James T. Sherrell

Nora Ella Sherrell

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James T. Sherrell and Nora Ella Sherrell,

the bargainors, 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 31st day of March 1982

Commission expires 11-17-84

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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 commisaion expires _____

Notary Public

WARRANTY DEED

FROM
JAMES T. SHERRELL ET UX

TO
PERRY SMITH

G 8.5453

IDENTIF. REFERENCE

APR 1 8 43 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WILKINS & ADAMS
ATTORNEYS AT LAW
2033 RICHARD JONES ROAD
NASHVILLE, TENNESSEE 37215

CHECK
04/01 77.74-
9769

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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
			27417.77- CO	
			71.24 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	77.74-
9769A04/01/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.O. 5453

IDENTIF. REFERENCE

APR 1 8 43 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 874002