OFFICIAL RECEIPT

This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5897 PAGE 524

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Arthur Driscoll and Jack Bagwell (NAME)	Shearson American Express Mtg.Corp. (NAME)	Map 83-10
1809 Lakehurst Drive (STREET ADDRESS OR ROUTE NUMBER)	1201 E. Highland Ave. Suite D (STREET ADDRESS)	Parcel 249
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	San Bernardino, Cal. 92404 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Arthur Driscoll and Jack Bagwell and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Arthur Driscoll and Jack Bagwell have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $34,700.00, secured by deed of trust of record in Book 5658, page 863, Register's Office for Davidson County, Tennessee,

We, Janet Sorensen Lam and husband, John S. Lam,

have this day bargained and sold, and do hereby transfer and convey unto the said Arthur Driscoll and Jack Bagwell, *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being part of the 10-1/4 acre tract on the plan of Richardson Place Subdivision, of record in Book 547, page 135, Register's Office for said County, and described according to a survey by John B. Kohl, III, dated September 16, 1980, as follows:

Said property fronts 90 feet on the northerly margin of Lakehurst Drive and extends back between parallel lines, 140 feet to an alley.

The above described property was conveyed to Janet Sorensen Lam and husband, John S. Lam by deed from Barbara Joy Brassell, of record in Book 5658, page 860, Register's Office for said County.

This conveyance is made subject to restrictive covenants contained in an instrument of record in Book 675, page 744, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 59,549.00

Subscribed and sworn to before me, this the 10th day of June 19 82

Affiant

My commission expires: 4/8/84 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 1809 Lakehurst Drive, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (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 1982 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 10th *day of* June, 19 82, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Janet Sorensen Lam

John S. Lam

BOOK 5897 PAGE 525

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery *a Notary Public in and for said County and State,* Janet Sorensen Lam and husband, John S. Lam,

*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 10th *day of* June, *19* 82.

Commission expires 4/8/84 Mary Emery *Notary Public*

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 .....

G.95285

IDENTIF. REFERENCE

JUN 14 9 31 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
Janet Sorensen Lam et vir

TO
Arthur Driscoll et al

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

RECEIVED OF _____

FOR BOOK 5897 PAGE 526

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

59549.00- CO
154.70 CO TX
.50 PRFEE
6.00 WDEED
CHECK 161.20-
2205A06/14/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.9 5 2 8 5

IDENTIF. REFERENCE

JUN 14 9 31 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 885967