R# 550413-2

FORM NO. WD-1

Lot 14

THIS INSTRUMENT PREPARED BY:
DENNEY, LACKEY & CHERNAU
218 Third Avenue, North
P. O. Box 3429
Nashville, TN 37219-0429

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF April, 19 85

Notary Public

MY COMMISSION EXPIRES: 10-25-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Kenneth Upchurch etux (NAME)	Fidelity Federal S & L Association (NAME)	98-1-87
5113 Roxborough Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	4D-51223
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, MARK W. PRUETT AND WIFE, PAMELA R. PRUETT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES KENNETH UPCHURCH AND WIFE, TERESA B. UPCHURCH

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. 89 on the Plan of Roxborough Subdivision, as of record in Book 5200, page 63, said Register's Office.

Said Lot No. 89 fronts 80.0 feet on the southerly side of Roxborough Drive and runs back 257.36 feet on the westerly line and 276.29 feet on the easterly line to a line in the rear which measures 82.21 feet thereon.

Being the same property conveyed to Mark W. Pruett and wife, Pamela R. Pruett by deed from Randall Phillips Builders, Inc. as of record in Book 6015, page 379, said Register's Office.

J00933

IDENTIF. REFERENCE

MAY 1 1 27 PM '85

DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 5113 Roxborough Drive (House Number) (Street) Hermitage (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 our hand s this 29th day of April, 19 85

Mark W. Pruett

Pamela R. Pruett

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 Mark W. Pruett and wife, Pamela R.Pruett

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of April, 19 85.

Commission Expires 10/24/88

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

Commission Expires _____

_____ Notary Public

WARRANTY DEED

FROM

Mark W. Pruett and wife,

Pamela R. Pruett

TO

James Kenneth Upchurch and wife,

Teresa B. Upchurch

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

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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

83500.00- CAMT.
217.10 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 223.60-
3368A05/01/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J00933

IDENTIF. REFERENCE

MAY 1 1 27 PM '85

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

No. 130171