File 44

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 182,261.50

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF May 1985

Notary Public

MY COMMISSION EXPIRES: 7-18-87

(AFFIX SEAL)

NOTARY PUBLIC WILLIAM FORD, JR. DAVIDSON STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY

Gullett, Sanford, and Robinson (NAME) P.O. Box 2757 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James F. Pilkerton, III (NAME)	South East Mortgage Company (NAME)	115-16
131 Haverford Drive (STREET ADDRESS OR ROUTE NUMBER)	2500 N.W. 79th Avenue (STREET ADDRESS)	81
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Miami, Florida 33122 (CITY) (STATE) (ZIP)	8DZ-75460

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, Francis Brooks Jones and wife, Sue Hurt Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James F. Pilkerton, III and wife, Karen R. Pilkerton

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. 28, on the Map of West Meade Farms, Section 3, as of record in Book 1835, page 4, Register's Office for said County.

Said Lot No. 28 fronts 95 feet on the southerly side of Haverford Drive and extends back 174.9 feet on the easterly line and 175.6 feet on the westerly line to a dead line in the rear on which it measures 85.1 feet.

Being the same property conveyed to Francis Brooks Jones and wife, Sue Hurt Jones by deed from William Theodore Parish, III and wife, Allison Todd Parish, of record in Book 5307, page 288, Register's Office for Davidson County, Tennessee.

This conveyance is unencumbered except for 1985 taxes, which are prorated and assumed by grantees, restrictive covenant of record in Book 1851, page 258, Register's Office for Davidson County, Tennessee, certain easements and setback lines of record in Book 1835, page 4, said Register's Office, and a certain promissory note with a balance of approximately $31,826.54, which is secured by a deed of trust of record in Book 4679, page 960, said Register's Office, which the grantees have agreed to assume.

This is unimproved ( ) improved (X) property, known as 131 Haverford Drive, Nashville, Tennessee 37211 (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 28th day of May, 1985

Francis Brooks Jones

Sue Hurt Jones

Francis Brooks Jones

Sue Hurt Jones

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, George V. CRAWFORD JR., a Notary Public in and for said County and State, the within named FRANCIS BROOKS JONES and wife SUE HART JONES

the bargainor, 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 28th day of May, 1985.

Commission expires 7-18-87

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

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

J 0 8 1 8 6

MAY 29 10 02 AM '85

FELIX Z. HUDSON II REGISTER
DAVIDSON COUNTY, TN

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
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

112261.50- CAMT.
291.98 CSTAX
.50 PRFEE
6.00 WDEED
CASH 298.48-
2212A05/29/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.O 8 1.8 6

IDENTIF. REFERENCE

MAY 29 10 02 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 138791