File Box 43

BOOK 6835 PAGE 106

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Wm. Ritchie Pigue
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF October, 19 85.

Notary Public

MY COMMISSION EXPIRES: 1-18-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC., One Union Street, Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wm. Ritchie Pigue et al (NAME)	SAME (NAME)	3DZ-37155
One Union Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map: 94-12
Nashville, TN 37201 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par: 61

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, B & D INVESTMENT BUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WM. RITCHIE PIGUE and L. GINO MARCHETTI, JR.

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 Lot No. 11 on the Plan of Clover Nook, as of record in Plat Book 2900, Page 52, Register's Office for Davidson County, Tennessee.

SAID Lot No. 11 fronts 183.54 feet on the westerly side of Ivywood Drive and extends back 280.2 feet on the northerly line and 219.7 feet on the southerly line, to a line in the rear on which it measures 200.0 feet.

BEING the same property conveyed to B & D Investment Builders, Inc. by deed from Barber Eugene Hamby and wife, Sylvia O. Hamby, of record in Book 6331, Page 204, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is unimproved (X) improved ( ) property, known as Lot No. 11, Clover Nook, Ivywood Drive, Nashville, TN 37210
(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 my hand this 17th day of October, 1985

B & D INVESTMENT BUILDERS, INC.

By: Dave Clark, V.P.

Dave Clark Title: President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19__.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Dave Clark and _____ or proved to me upon the basis of satisfactory evidence with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the President and _____ respectively of the B & D Investment Builders, Inc. the within named bargainor, a corporation, and that (he) (they) as such President 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 Dave Clark as such President and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 17th day of October, 19 85.

My commission expires 1-18-87

Notary Public

J. DEARCHURCH
NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

FROM

TO

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

IDENTIFICATION REFERENCE

45297

Oct 17 2 18 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

15000.CO- CAMT.
39.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 45.50-
7657A10/17/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45297.

IDENTIFICATION REFERENCE

Oct 17 2 16 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 183012