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file

FORM NO. WD-1

File # 19446
Loan # 21130-01221

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$106,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September, 19 86

Notary Public

MY COMMISSION EXPIRES: 8/7/89
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN E. PERVOLA (NAME)	Empire of America Realty Credit Corp. (NAME)	MAP
1301 Gartland Avenue (STREET ADDRESS OR ROUTE NUMBER)	4151 Ashford-Dunwoody Road #450 (STREET ADDRESS)	PARCEL
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	Atlanta, Georgia 30319 (CITY) (STATE) (ZIP)	N/A

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, SUNBELT REAL ESTATE INVESTMENTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN E. PERVOLA and wife, CYNTHIA P. PERVOLA

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 the easterly half of Lot No. 4 of Block 1 on the Plan of D. H. Bailey's Subdivision of part of the Allison Property as of record in Book 161, page 73, Register's Office for Davidson County, Tennessee.
SAID part of Lot No. 4 fronts 50 feet on the northerly side of Gartland Avenue and runs back between parallel lines, 160 feet to an alley.

BEING the same property conveyed to Sunbelt Real Estate Investments, Inc., by deed from William R. Murray and wife, Jerrie L. Murray, of record in Book 6807, page 529, Register's Office for Davidson County, Tennessee.

48379

IDENTIFICATION REFERENCE

Oct 1 3 25 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) X improved ( ) property, known as 1301 Gartland Avenue, Nashville, TN 37206
(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 their hand s this 19th day of September, 19 86

Sunbelt Real Estate Investments Inc.

By: David L. Ramsey

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, (or proved to me on the basis of satisfactory evidence) 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____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE }
Davidson County }

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared DAVID L. RAMSEY III

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 PRESIDENT of the SUNBELT REAL ESTATE INVESTMENTS a corporation, and that he as such PRESIDENT, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as PRESIDENT.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of September, 19 86

_____Notary Public

Commission Expires 4/14/87

WARRANTY DEED

FROM SUNBELT REAL ESTATE INVESTMENTS

TO JOHN E. PERVOLA
CYNTHIA P. PERVOLA

Saturn & Mazer, Attorneys
Row 1
Box 7

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

106[illegible].00- CAMT.
296.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 30[illegible].30-
9082A|C/C1/86 DAL DC

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4837.9

IDENTIFICATION REFERENCE

OCT 1 3 26 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 301738