FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,500.00

Ernest P. Peek
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March, 19 87.

H. Eddie Norton
Notary Public

MY COMMISSION EXPIRES: 10-27-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernest P. Peek (NAME)	- SAME - (NAME)	133-11-0
304 Elysian Fields Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	091.00
Nashville, TN. 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	06DA59615

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, Aulbun Vaughn Ashby

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ernest P. Peek and wife, Frances M. Peek

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. 71 on the Plan of Valley View Meadows, Section 2 of record in Book 3600, page 60, Register's Office for Davidson County, Tenneessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Aulbun Vaughn Ashby and wife Doris Ashby by deed from Randall Phillips Builders, Inc. of record in Book 3933, Page 667, Register's Office, Davidson County, Tennessee. The Doris Ashby having since deceased, Aulbun Vaughn Ashby having since remarried to Ann D. Ashby.

Ann D. Ashby herein joins to convey any and all right and interest she may have; especially her marital rights.

Subject to restrictions of record in Book 3770, page 214 said Register's Office.

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

This is ( ) unimproved (XX) improved property, known as 304 Elysian Fields Road, Nashville, TN. 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, this hand this 27th day of March, 19 87

X Aulbun Vaughn Ashby
Aulbun Vaughn Ashby

X Ann D. Ashby
Ann D. Ashby

3897

STATE OF TENNESSEE
~~Davidson~~ County
Williamson

BOOK 7190 PAGE 875

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Aulbun Vaughn Ashby and Ann D. Ashby

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 Brentwood, Tennessee, this 27th day of March, 19 87

Commission expires 10-1-87

M. Edith Montgomery
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
Aulbun Vaughn Ashby

TO
Ernest P. Peek and wife, Frances M. Peek

10860

IDENTIFICATION REFERENCE

APR 3 9 17 AM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7190 PAGE 876

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

[illegible] AMT.
[illegible] STAX
.50 [illegible]
6.00 [illegible]
[illegible] 234.73-
[illegible] PAL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10860

IDENTIFICATION REFERENCE

APR 3 9 17 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 64823