Prepared by
Joseph B Petty Jr, Attorney
First American Center
Nashville TN 37238

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WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bert J. Bailey et ux Kimbell H. (NAME)	Same (NAME)	130-2
114 Pembroke (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 71
Nashville , Tennessee 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ----------Ten Dollars----------

----------$10.00---------- *Dollars,*

Cash in hand paid by Bert J. Bailey and wife, Kimbell H. Bailey, the receipt of all of which is hereby acknowledged.

Gregory W. Sturgeon and wife, Christine S. Sturgeon

have this day bargained and sold, and do hereby transfer and convey unto the said Bert Johnson Bailey et ux Kimbell Holder Bailey

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 92 on the southerly 35 feet of Lot No. 91 on the Map of Bransford Realty Company's BELLEMeade Golf Links Subdivision, as of record in Book 421, pages 94 and 95, Register's Office for Davidson County, Tennessee.

Said Lot and part of said Lot front together 95 feet on the East side of Pembroke Avenue and run back between parallel lines, 190 feet to a dead line.

Being the same property conveyed to Gregory W. Sturgeon and wife, Chistine S. Sturgeon by deed from S. jackson Faris and wife, Anne C. Faris of record in Book 6293, page 985, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 227,250.00

Affiant

Subscribed and sworn to before me this the 8th *day of* June *19* 87

Notary Public

My commission expires: 3-11-90

(Affix Seal)

This is improved (XX) unimproved ( ) property, known as 114 Pembroke Avenue, Nashville, Tennessee

(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 8th *day of* June *19* 87 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Gregory W Sturgeon

X Christine S Sturgeon

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Gregory W. Sturgeon and wife, Christine S. Sturgeon

the within named 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 _____ *Tennessee, this* 8th *day of* June, *19* 87

Notary Public

Commission expires 3-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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
			2,725[illegible].00- CASH	
			636.16 CSTAX	
			.50 PRFEE	
			6.00 MTGRD	
			CHECK 442.66-	
			3980A06/26/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40512

IDENTIFICATION REFERENCES

JUN 25 [illegible]

No. 98180