BOOK 7284 PAGE 633

This instrument prepared by:
GAYLE T. MOYER, ATTORNEY, 128 HOLIDAY COURT, SUITE 125, FRANKLIN, TN 37064

SEND TAX STATEMENTS TO:
Pace Properties, Inc.
325 Blue Park Blvd., Ste 203
Nashville, Tn. 37217

NAME OF MORTGAGEE:
Charles T. Blalock
RT 11, Box 193
Columbia, Tn. 38401

ADDRESS NEW OWNERS:
Pace Properties, Inc.
325 Blue Park Blvd., Suite 213
Nashville, Tn. 37217

MAP 148-1, GROUP ___, PARCEL 184

FOR AND IN CONSIDERATION OF THE SUM OF SIXTY FIVE THOUSAND ONE HUNDRED ($65,100.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, CHARLES T. BLALOCK AND BILLY T. STONE, both unmarried, have this day bargained and sold and do hereby transfer and convey unto PACE PROPERTIES, INC., its successors and assigns, the following described property:

Land in Davidson County, Tennessee, being Lot No. 395 on the Plan of Hillbrook Estates, Section 6, Davidson County, Tennessee; of record in Plat Book 4175, page 7, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Billy C. Stone and Charles T. Blalock, by warranty deed of William Roy Akines and wife, Betty A. Akines, of reocrd in Book 4736, page 309, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Pace Properties, Inc., its successors and assigns, forever.

AND GRANTORS COVENANT with the said Pace Properties, Inc., that they are lawfully seized and possessed of said land, in fee simple, have a good right to convey it, and that it is unencumbered, except as follows:

1. 1987 County taxes are a lien against the property, but are not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with grantors paying their prorata part thereof to grantees, who will be responsible for payment of said taxes when they become due. Map 148-1, Parcel 184.

2. Restrictive covenants contained in instrument of record in Book 4213, page 155, Register's Office of Davidson County, Tennessee.

3. Matters appearing on the Plan of Hillbrook Estates, of record in Book 4175, page 7, said Register's Office, including the following: (a) owner's certificate; (b) 30-foot minimum building setback line from Comroe Road and Sherman Oak Drive and 15-foot from Comroe Road; (c) 2.5 x 30-foot utility anchor easement located on the corner of lot 394 and 395; and (d) easement for overhang along the westerly line and the northerly line of Lot No. 395.

4.18.58

IDENTIFICATION REFERENCE

JUL 1 2 32 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

AND GRANTORS FURTHER COVENANT and bind themselves, their heirs and assigns, to warrant and forever defend the title to said property, to the said Pace Properties, Inc., its successors and assigns, against the lawful claims of all persons, whomsoever.

Witness our hands on this the 1st day of July, 1987.

Charles T. Blalock
CHARLES T. BLALOCK

Billy T. Stone
BILLY T. STONE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared Charles T. Blalock and Billy T. Stone, both unmarried, the within named bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, on this the 1st day of July, 1987.

(SEAL) NOTARY PUBLIC TENN.

Cynthia M. Beard
Notary Public

My Commission Expires:
Feb. 11, 1990

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $80,000.00.
9.2.P.

Jerry T. Pace

Sworn to and subscribed to before me, on this the 1st day of July, 1987.

(SEAL) NOTARY PUBLIC TENN.

Cynthia M. Beard

My Commission Expires:
Feb. 11, 1990

**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 |
|---|---|---|---|---|
| | | | 60000.00- CAMT. | |
| | | | 224.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 MREG | |
| | | | CHECK 230.50- | |
| | | | 5508A07/01/87 BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 1 8 5 8

IDENTIFI REFERENCE

JUL 1 2 32 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99674