Box 37
(SLW)

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Herschell C. Pruett and Frank M. Pruett, d/b/a Chase Construction Company 640 Spence Lane Nashville, Tennessee 37217	Same as Owner	108-04-023

This instrument prepared by: Boult, Cummings, Conners & Berry (SLW)
P.O. Box 198062, Nashville, Tennessee 37219

WARRANTY DEED

BOOK 7304 PAGE 960

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, Floyd H. Strattman and wife, Zita M. Strattman ("Grantors") have bargained and sold, and hereby transfer and convey to Herschell C. Pruett and Frank M. Pruett, d/b/a Chase Construction Company ("Grantee"), their successors and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, their successors and and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which have been prorated between the parties and assumed by Grantee.

2. All matters shown on Plat recorded in Book 5200, pages 57, 58 and 59, Register's Office for Davidson County, Tennessee.

3. Restrictions contained in Book 5158, page 918, made applicable by Book 5038, page 70, said Register's Office.

4. Restrictions contained in Book 5479, page 443, said Register's Office.

Grantors covenant with Grantee that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property; and that the Property is unencumbered except as set forth herein.

Grantors further covenant to warrant and forever defend the title to the Property to Grantee, their successors and assigns against the lawful claims of all persons.

Executed this 23RD day of July, 1987.

Floyd H. Strattman
FLOYD H. STRATTMAN

Zita M. Strattman
ZITA M. STRATTMAN

48665

IDENTIFI REFERENCE

JUL 23 3 37 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $16,000.00.

Affiant

Subscribed and sworn to before me this 23RD day of July, 1987.

Notary Public
My Commission Expires: 11/12/90

This is unimproved property, known as Lot 59, Section 2 in Larchwood Subdivision.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, STEVEN L. WEST, Notary Public, Floyd H. Strattman, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23RD day of July, 1987.

Notary Public

My Commission Expires: 11/12/90

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, STEVEN L. WEST, Notary Public, Zita M. Strattman, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23RD day of July, 1987.

Notary Public

My Commission Expires: 11/12/90

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 59, on the Plan of Larchwood, Section Two, as shown on plat of record in Plat Book 5200, Pages 57, 58 and 59 in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the property conveyed to Floyd H. Strattman and wife, Zita M. Strattman by Deed of Record in Book 5604, page 641, Register's Office for Davidson County, Tennessee.

(a)

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

RECEIVED OF _____

FOR _____

BOOK 7304 PAGE 963

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
			16000.00- CAPI.	
			44.80 CSTA	
			.50 PRFE	
			9.00 WDF D	
			CHECK	54.30-
3253AU7/23/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.8.66 6.5.

IDENTIFICATION REFERENCE

JUL 23 3 37 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 107335