File # 01

BOOK 7613 PAGE 552

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Alberta Pearre
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July, 19 88.

J. Ann Smith
Notary Public

MY COMMISSION EXPIRES: March 1, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
NELLA SCHNEIDER HUNT, ATTY. 222 Third Ave. No. Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Wilburn N. Pearre et ux Alberta Pearre (NAME)	FIRST UNION MORTGAGE CORPORATION (NAME)	136-6-114
3513 Saxon Mist Ct. (STREET ADDRESS OR ROUTE NUMBER)	4300 Six Forks Road (STREET ADDRESS)	2D 63924
Nashville, TN (CITY) (STATE) (P.O. ZIP)	Raleigh, North Carolina 27609 (CITY) (STATE) (ZIP)	

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 SUN BANKS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILBURN N. PEARRE AND WIFE, ALBERTA PEARRE

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 Lot No. 503, on the Plan of Priest Lake Park, Section 7-A, of record in Book 5200, pages 107, 108 and 109, Register's Office for said County, to which plan reference is hereby made for a more accurate description of said lot.

Being the same property conveyed to Sun Banks, Inc., by deed from Robert B. Harper and wife, Deborah S. Harper, of record in Book 7412, page 214, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
(a) Restrictive Covenants contained in instrument of record in Book 5499, page 879, Register's Office for Davidson County, Tennessee.
(b) The Plan of record in Book 5200, pages 107, 108 and 109, said Register's Office, shows an Owner's Certificate, a 30 foot minimum building setback line from Saxon Mist Court, and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.

2681 07/29 0101 03CHECK 303.50

5 4 1 1 8.

IDENTIFICATION REFERENCE

JUL 29 3 06 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 3513 (House Number) Saxon Mist Court (Street) (P.O. Address) Nashville, TN (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 My hand this 27th day of July, 1988

SUN BANKS, INC.

BY: Betty J. Fowler

Betty J. Fowler
Assistant Vice 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____.

Commission Expires_____ _____Notary Public

STATE OF ~~TENNESSEE~~ FLORIDA }
~~Davidson~~ County of ORANGE }

Before me, the undersigned _____a Notary Public in and for the State and County aforesaid, personally appeared Betty J. Fowler _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ~~himself~~ her to be the Assistant Vice President _____ of the Sun Banks, Inc. _____ a corporation, and that she as such Assistant Vice President _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ~~himself~~ her as Assistant Vice President _____

Witness my hand and official seal at Orlando, Florida, this 27th day of July, 1988

Notary Public, State of Florida
My Commission Expires July 25, 1991
Bonded Thru Troy Fain - Insurance Inc.

Commission Expires _____ Nadeen E. Wais Notary Public

NOTARY PUBLIC STATE OF FLORIDA

WARRANTY DEED

FROM

SUN BANKS, INC.

TO

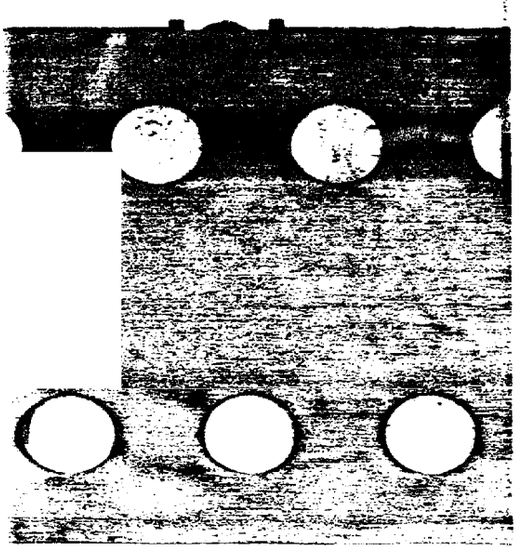
WILBURN N. PEARRE AND WIFE,

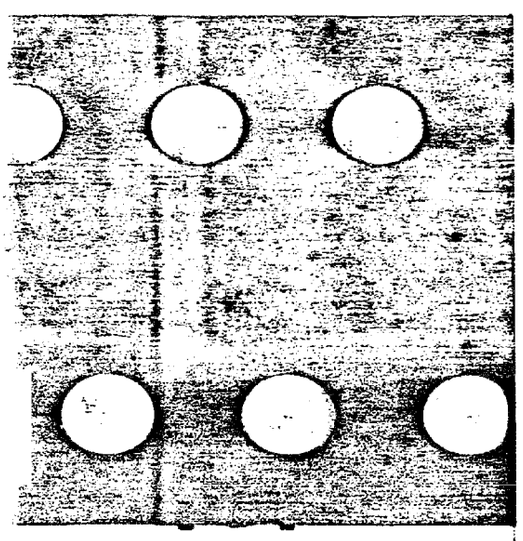
ALBERTA PEARRE

ATTORNEYS TITLE™

A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101





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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 90000.00
				CON TX 297.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 303.50
				CHECK 303.50
07/29/98	01			15:08 0001 2681

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 4 1 1 8

IDENTIFICATION REFERENCE

JUL 29 3 06 PM '98

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 118424