BOOK 7834 PAGE 655

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,000.00

Carl R. Pelz
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF May 1989

Notary Public

MY COMMISSION EXPIRES 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Carl R. Pelz et al (NAME)	National Mortgage Company (NAME)	22W11798
916 Gilmore Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	118-01-0-276.01
Nashville, TN 37204 (CITY) (STATE) (P O ZIP)	Memphis, TN 38118 (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, Lenora Clark as Successor Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl R. Pelz and Rosalie C. Sears, as joint tenants with right of survivorship

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. 37 and the easterly 2 feet of Lot No. 38 on the plan of Montrose Place, of record in Book 57, page 93, Register's Office for said County.

Said Lot No. 37 and part of Lot No. 38 front together 52 feet on the northerly margin of Gilmore Avenue and extend back between parallel lines 160 feet to an alley.

Being the same property conveyed to Patricia Spicer Carden, Trustee with full power to encumber, transfer and convey the property without the joinder of any beneficiary by deed from Ali M. Al-Madi, unmarried a/k/a Ali Mohammed Khalifa Almadi, unmarried of record in Book 7014, page 529, said Register's Office. Charles Murphy House as beneficiary and Patricia Spicer Carden, Trustee appoint Lenora Clark as Successor Trustee of record in Book 7147, page 158 said Register's Office; and being the same property conveyed to Lenora Clark as Successor Trustee by Quitclaim Deed from Patricia Spicer Carden, Trustee, with full power to encumber, transfer and convey the property without the joinder of any beneficiary of record in Book 7834, page 653, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the matters set forth in the above referenced plan of record.

Unimproved ( ) This is improved ( ) property, known as 916 Gilmore Avenue, (House Number) (Street) Nashville, TN 37204 (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 my hand this 1st day of May, 19 89

Lenora Clark
Lenora Clark as Successor Trustee

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Lenora Clark as Successor Trustee

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 she executed the within instrument for the purpose therein contained.

WITNESS my hand at office, this 1st day of May, 1989

NOTARY PUBLIC

My commission expires: 7-13-91

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as _____

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19___.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

Lenora Clark as Successor Trustee

TO

Carl R. Pelz and

Rosalie C. Sears

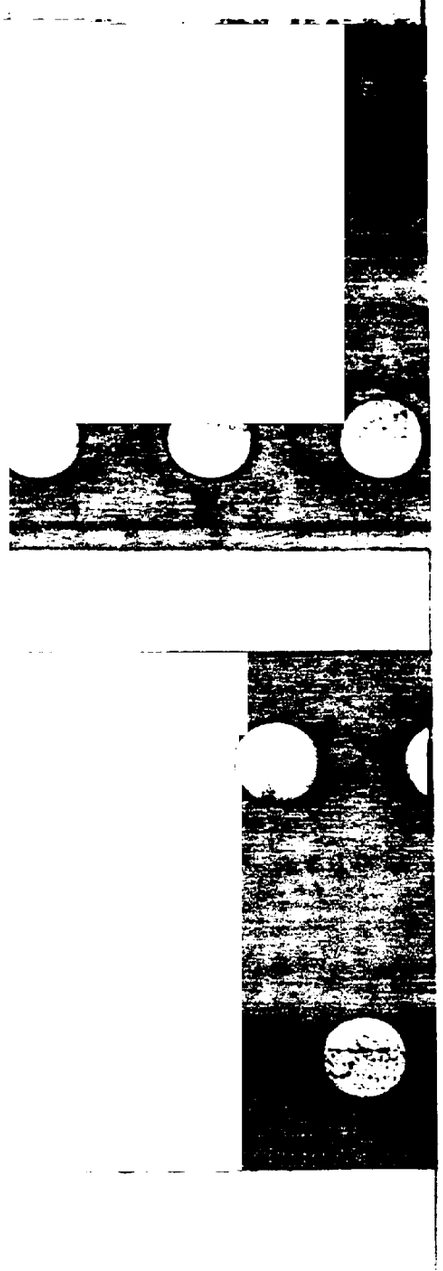
PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

MAY 5 1 13 PM '89

STATE OF TENNESSEE
REAL ESTATE TRANSFER TAX

3582 05/05 0101 03CHECK 227.50

30799



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 67000.00
CON TX 221.10
PRFEE 0.50
WDEED 6.00
TOTAL 227.60
CHECK 227.60

05/05/89 01 13:14 0001 3581

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

307.99

IDENTIFICATION

MAY 5 1 13 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 207640