BOOK 7885 PAGE

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 81,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 19 89

Notary Public

MY COMMISSION EXPIRES: 11-12-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY I. DYKE TATUM, Attorney		
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203		
ADDRESS NEW OWNER (S) AS FOLLOWS James L. Bradshaw	Mortgagee: First Wachovia Mortgage Company	MAP PARCEL NUMBERS 53-5-11
(NAME) 1268 Cheyenne Boulevard	(NAME) P.O. Box 3174	11D-91160
(STREET ADDRESS OR ROUTE NUMBER) Madison, TN 37115	(STREET ADDRESS) Winston Salem, NC 27102	
(CITY) (STATE) (P.O.ZIP)	(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, Ronald P. LuBovich and wife, Sharon LuBovich

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Bradshaw and wife, Betty J. Bradshaw and Ricky Joe Tannehill, Unmarried, As Joint Tenants With The 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. 151 on the plan of Section 3, Sequoia Valley, of record in Book 4460, page 83, Register's Office for said County.

SAID Lot No. 151, which is a corner lot, fronts 132.0 feet on the westerly margin of Cheyenne Boulevard and fronts 115.5 feet on the southerly margin of Canton Pass, said frontages being joined by a curve having a length of 38.27 feet and extends back 161.6 feet on the westerly line and 90.5 feet on the southerly line to a point of intersection.

Being the same property conveyed to Dr. Ronald LuBovich by deed from Harry McNutt, Trustee of record in Book 5720, page 372, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 4598, page 384, said Register's Office, and to the matters set forth in the above referenced plan of record.

Sharon LuBovich, wife of Ronald P. LuBovich, joins in to convey any interest she may have in subject property by reason of her marital status.

This instrument is executed on behalf of Ronald P. LuBovich and wife, Sharon LuBovich by Marcia S. LuBovich as their Attorney-in-Fact pursuant to Powers of of Attorney which are being placed of record with this instrument.

This is to certify that Ronald P. LuBovich and Dr. Ronald Lubovich are one and the same person.

unimproved ( )
This is improved (XX property, know as 1268 Cheyenne Boulevard, Madison, TN 37115
(House Number) (Street) (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 convenant 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 their hand s this 7th day of July, 19 89

Ronald P. LuBovich

BY: Marcia S. LuBovich, Attorney-in-Fact

Sharon LuBovich

BY: Marcia S. LuBovich, Attorney-in-Fact

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, * 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

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted * and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

3870 07/10 0101 03CHECK 274.95

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____.

My commission expires _____

_____
Notary Public

* or proved to be on the basis of satisfactory evidence.

DEED

FROM
Ronald P. LuBovich and wife,
Sharon LuBovich

TO
James L. Bradshaw and wife,
Betty J. Bradshaw and Ricky
Joe Tannehill, Unmarried

48161

IDENTIFICATION REFERENCE

JUL 10 4 10 PM '89

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

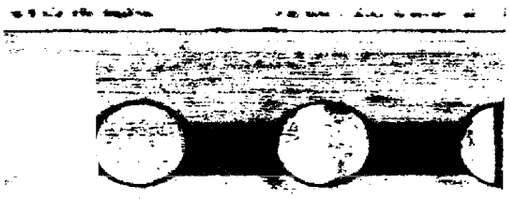
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marcia S. LuBovich, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument on behalf of Ronald P. LuBovich and wife, Sharon LuBovich as the free act and deed of the within named Ronald P. LuBovich and wife, Sharon LuBovich.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of July, 1989.

I. DYKE TATUM NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

_____
Notary Public

My Commission Expires: 11-12-89



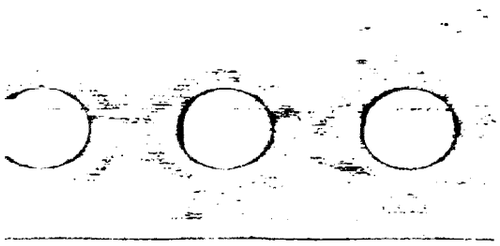
OFFICIAL RECEIPT

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

RECEIVED OF _____

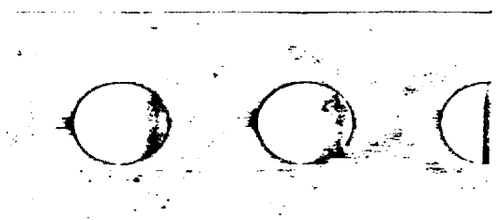
FOR _____

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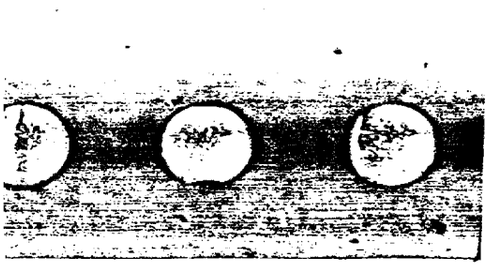
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



CAMT	81250.00
CON TX	267.96
PRFEE	1.00
WDEED	6.00
TOTAL	274.96
CHECK	274.96

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01-14 0001 3870



48161

IDENTIFICATION REFERENCE

Jul 10 4 10 PM '89

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

No. 227599