BOOK 8264 PAGE 774

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 67,077.23

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF December 19 90

Notary Public

MY COMMISSION EXPIRES: March 14, 1991
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, 388 Harding Place, Suite C, Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
Gregory Neal Ball (NAME)	BarclaysAmerican/Mortgage (NAME)	MAP 133-04
95 Antioch Pike (ADDRESS)	P.O. Box 31728 (ADDRESS)	PARCEL 13
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Charlotte, North Carolina 28231 (CITY) (STATE) (ZIP)	

FOR AND 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, Jonathan M. Pugh and wife, Mary Jane Pugh

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gregory Neal Ball and wife, Cheryl Ann Ball

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 part of Lot No. 229 on the Plan of Glencoe Acres Subdivision, Section 2, of record in Book 1835, page 136, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Said Lot No. 229 fronts 136-1/2 feet on the southerly margin of Antioch Pike and extends back 204.0 feet on the easterly lot line and 195.8 feet on the westerly lot line to a broken line in the rear measuring 79.9 feet thereon.

Being the same property conveyed to Jonathan M. Pugh and wife, Mary Jane Pugh by deed from Mary E. Simmons, single of record in Book 7885, page 122, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any existing easements and restrictions of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust of record in Book 7885, page 125, Register's Office for Davidson County, Tennessee which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees herein.

unimproved ( )
This is improved (X) property, known as 95 Antioch Pike, Nashville, Tennessee 37211
(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 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 our hand s this 21st day of December, 19 90

Jonathan M. Pugh

Jonathan M. Pugh

Mary Jane Pugh

Mary Jane Pugh

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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 Jonathan M. Pugh and wife, Mary Jane Pugh

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of December, 19 90.

Commission expires March 11, 1991

Mark A. Ellmore
Notary Public

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 _____.

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

My commission expires _____

_____
Notary Public

82049

IDENTIF. TREFERENCE

Dec 28 9 09 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

2392 12/28 0101 03CHECK 228.43

WARRANTY DEED

FROM

~~Jonathan M. Pugh and wife, Mary Jane~~ Pugh

TO

Gregory Neal Ball and wife, Cheryl Ann Ball

RETURN TO:

Mark A. Ellmore
388 Harding Place, Suite C
Nashville, Tennessee 37211

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	67077.23
CON TX	221.43
PRFEE	1.00
WDEED	6.00
TOTAL	228.43
CHECK	228.43

12/28/90 01 09:09 0001 2392

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82049

IDENTIF. TREFERENCE

DEC 28 9 09 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 384769