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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 76,060.92

Janet J. Roberts
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF May 19 91

Notary Public

MY COMMISSION EXPIRES: November 26, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janet J. Roberts (NAME)	First National Bank (NAME)	26-5
103 Butterfield Court (ADDRESS)	4990 Viewridge Avenue (ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	San Diego, CA 92123 (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, John Edward Pearson, Jr. and wife, Kathleen S. Pearson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janet J. Roberts

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. 146 on the Plan of Windsor Green, Phase I, Section II, of record in Book 6250, page 45, Register's Office for Davdison County, Tennessee.

Said Lot No. 146 fronts 70 feet on the westerly margin of Butterfield Court and extends back between parallel lines 87 feet to a dead line in the rear measuring 70 feet thereon.

Being the same property conveyed to John Edward Pearson, Jr. and wife, Kathleen S. Pearson, by deed from Randall Phillips Builders, Inc., of record in 6695, page 701, Register's Office for Davidson County, Tennessee.

* including the assumption and agreement to pay the unpaid balance of a certain indebtedness in the original principal amount of $68,050.00 payable to Commerce Union Bank, and secured by a Deed of Trust of record in Book 6695, page 704, Register's Office for Davidson County, Tennessee, to which reference is here made for complete terms and conditions;

16.35 IDENTIFICATION REFERENCE MAY 22 1 41 PM '91

unimproved ( )
This is improved (X) property, known as 103 Butterfield Court, Goodlettsville, Tennessee 37072
(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 15th day of May, 19 91

John Edward Pearson, Jr.

Kathleen S. Pearson

DCTN01W 12/88 First Data Systems, Inc. 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Edward Pearson, Jr. and wife, Kathleen S. Pearson

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 Madison, Tennessee, this 15th day of May 19 94.

Commission expires November 26, 1994

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

WARRANTY DEED

FROM

John Edward Pearson, Jr. and wife,
Kathleen S. Pearson

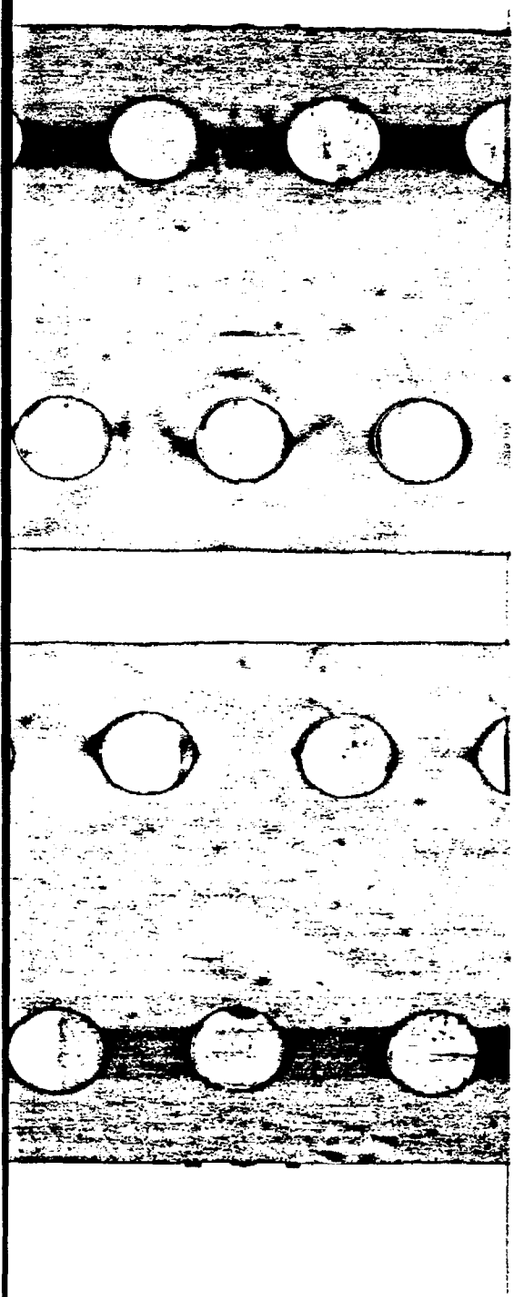
TO

Janet J. Roberts

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

4255 05/22 0101 03CHECK 258.13



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	76060.92
CON TX	251.13
PRFEE	1.00
MORTG	6.00
TOTAL	258.13
CHECK	258.13

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/22/91 01 13:42 0001 4255

16135

IDENTIFICATION REFERENCE

MAY 22 1 41 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 423837