Realty Title #2

FORM No. WD-1

BOOK 8795 PAGE 235

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 112,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF November, 1992

Notary Public

MY COMMISSION EXPIRES: January 27, 1996

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: LASSITER, TIDWELL & TRENTHAM, ATTYS.

TAX BILLS TO OWNER P.O. BOX 1369, BRENTWOOD, TN 37024-1369

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
James A. St. John, Trustee (NAME)	NONE (NAME)	
5142 Regent Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	146-15 47
Nashville, TN 37220 (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, Gerald F. Ritter, Sr. and wife, Jane B. Ritter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. St. John and Remley C. St. John, Trustees of the James A. St. John-Remley C. St. John Joint Revocable Living Trust, dated February 1, 1991

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, TN, being Lot No. 261 on the Plan of Haileywood Estates, Section 8-D, of record in Book 3500, Page 7, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Gerald F. Ritter, Sr. and wife, Jane B. Ritter by deed from A. D. Hewlett and wife, Frances H. Hewlett, of record in Book 3911, Page 32, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to sanitary sewers and/or storm drainage easement in Book 6369, page 491, and all matters shown on the plan of record.

6 7.6 4 5.

IDENTIFICATION REFERENCE

Nov 24 12 45 PM '92

ELVIA L. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) This is improved (XX) property, known as 5142 Regent Drive, Nashville, TN 37220
(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 23rd day of November, 19 92

Gerald F. Ritter, Sr.

Jane B. Ritter

Gerald F. Ritter, Sr.

Jane B. Ritter

STATE OF TENNESSEE
COUNTY OF Williamson

BOOK 8795 PAGE 236

Personally appeared before me, Elizabeth J. Smith, a Notary Public in and for said County and State, Gerald F. Ritter, Sr. and wife, Jane B. Ritter

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained, and who further acknowledged that the _____ of the maker or a constituent of the maker and _____ authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee, this 23rd day of November, 1992.

Notary Public Elizabeth J. Smith

My commission expires: January 27, 1996

DEED

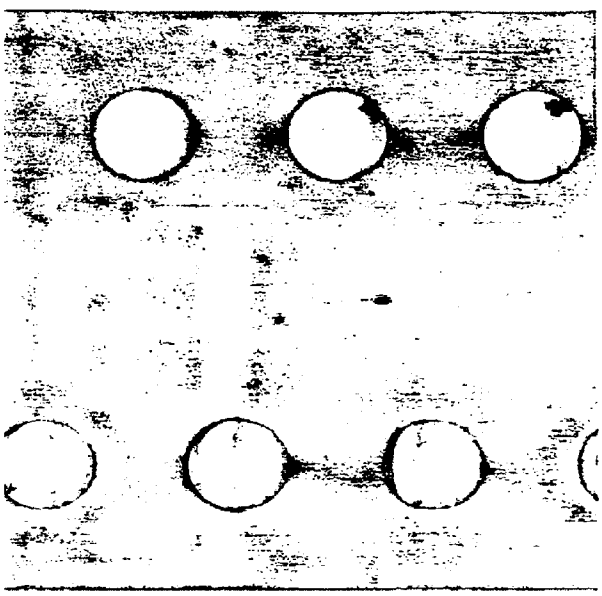
FROM

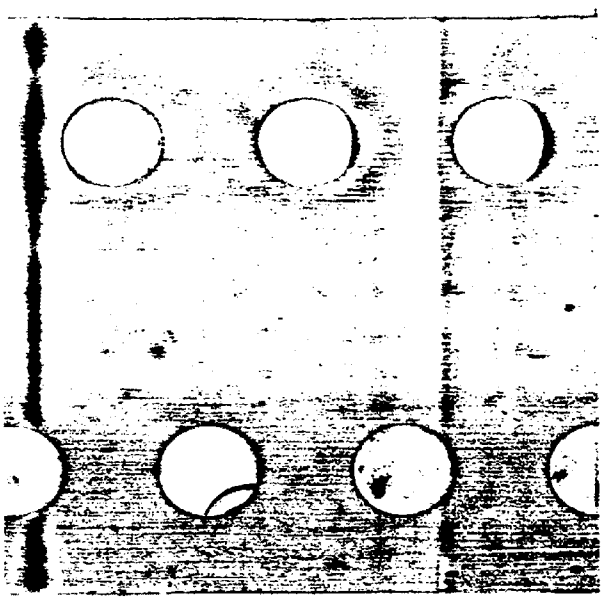
TO

Realty Title

Post Office Box 1369
428 Wilson Pike Circle
Brentwood, TN 37024-1369
(615) 377-0620

0494 11/24 0101 03CHECK 423.40





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8795 PAGE 237

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	112000.00
			CON TX	414.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	423.40
			CHECK	423.40
11/24/92	01		12:43 0001	0494

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.7.6 4.5.

IDENTIFICATION REFERENCE

NOV 24 12 45 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 594220