STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 101,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF November 19 92

Notary Public

MY COMMISSION EXPIRES: July 22, 1995
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 213 A Ward Circle, Brentwood, Tn 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles W. Pursley, Jr. (NAME)	Dominion Bankshares Mortgage (NAME)	Map 101-00-0
3038 Ivy Point Road (ADDRESS)	1650 Tysons Blvd., P.O.Box 9703 (ADDRESS)	Parcels 011 & 08
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	McLean, Virginia 22102-0703 (CITY) (STATE) (ZIP)	10D 17780 10D 17840

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, C. E. Spencer, Sr. and wife, Ola Mae Spencer

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles W. Pursley, Jr. and wife, Tina G. Pursley

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:

SEE ATTACHED ADDENDUM EXHIBIT A

6971.5

IDENTIFICATION REFERENCE

DEC 2 1 40 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

unimproved ( )
This is improved (X) property, known as 3038 Ivy Point Road, Goodlettsville, TN 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 24th day of November, 19 92

C. E. Spencer Sr
C. E. Spencer, Sr.

Ola Mae Spencer
Ola Mae Spencer

BOOK 8801 PAGE 947

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 C. E. Spencer, Sr. and wife, Ola Mae Spencer

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 Brentwood, Tennessee, this 24th day of November 19 92.

Commission expires July 22, 1995

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

C. E. Spencer, Sr. and wife, Ola Mae Spencer

TO

Charles W. Pursley, Jr. and wife, Tina G. Pursley

RETURN TO:

William D. Castleman
213 A Ward Circle
Brentwood, TN 37027

EXHIBIT A

TRACT I

Land in Davidson County, Tennessee, described as follows:

BEGINNING at a point in the Ivy Point Road (Fields Corner) and running in a northwesterly direction with the southerly margin of said road to Cook's or Addock's corner; thence in a southerly direction with the easterly lines of Cook or Addock and Benton lines to a hollow and point where Fields property joins Benton's line; thence in a northeasterly direction with said Hollow and Fields to the Ivy Point Road, and the point of beginning, containing by estimation 3 acres, more or less.

TRACT II

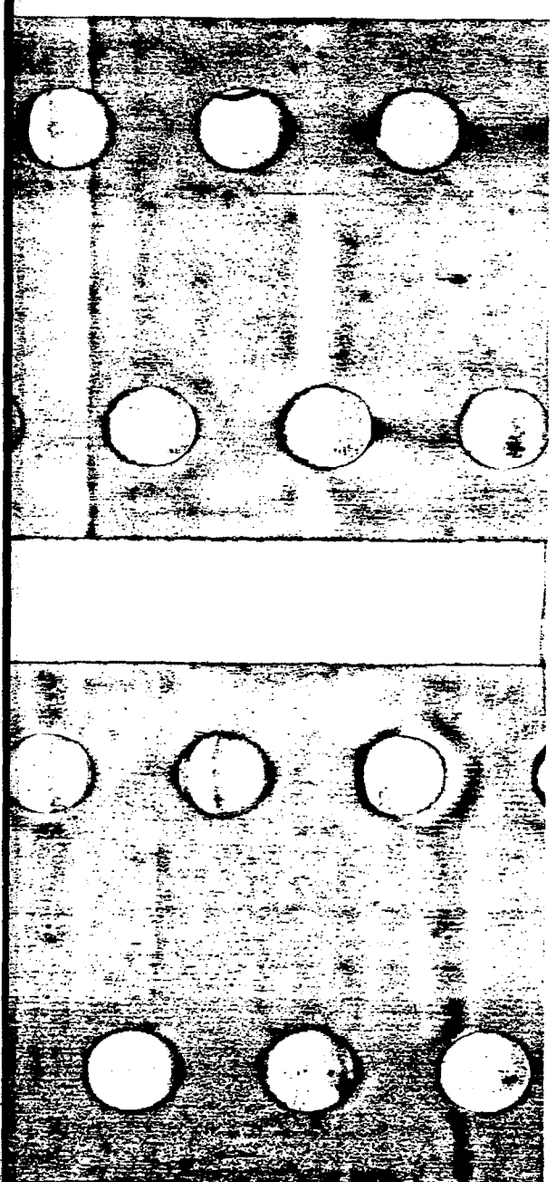
A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey dated September 18, 1984, by F. E. Head, Surveyor No. 656, as follows; to-wit:

BEGINNING at an iron post, said point being the northeast corner of this tract,a common corner to the property of C. E. Spencer, Sr. and Gary A. Ellis; thence with the line of Spencer, S 20 degrees 45' E 206 feet to an iron pin; thence N 82 degrees W 188 feet to a point; thence N 1 degree 45' E 202 feet to a point in the line of Gary A. Ellis; thence with the line of Ellis, N 82 degrees E 262 feet to the point of beginning, containing 1 acre, more or less.

Being all the same property conveyed to C. E. Spencer and wife, Ola Mae Spencer by deed of record in Book 5162, page 762, Register's Office for Davidson County, Tennessee and Book 7973, page 01, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1993 and subsequent years.

7204 12/02 0101 03CHECK 386.70



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

RECEIVED OF _____

FOR _____

BOOK 8801 PAGE 949

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	
				101000.00
			CON TX	373.70
			PRFEE	1.00
			WDEED	12.00
			TOTAL	386.70
			CHECK	386.70
12/02/92	01		13:38 0001	7204

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.9.7.1.5.

IDENTIFICATION REFERENCE

DEC 2 1 40 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 596461