BOOK 9239 PAGE 81

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 47,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF January, 19 94

Notary Public

MY COMMISSION EXPIRES: 2-3-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, Tennessee 37201 File #32073

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martin R. Spears	BarclaysAmerican/Mortgage	MAP 106-13
(NAME)	(NAME)	
2148-B Sadler Avenue	5032 Parkway Plaza Blvd., Bldg.8	PARCEL 230
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210	Charlotte, North Carolina 28217	6DA 84781
(CITY) (STATE) (ZIP)	(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, Robert Earl Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martin R. Spears and Charles Ray Spears

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. 40 on the Plan of Sadler Place, as of record in Book 332, page 31, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Robert Earl Jones by deed from Leadon Holman and wife, Willie Dean Holman of record in Book 8675, Page 793, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

94 FEB -2 PM 2:04
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

14113
IDENTIF. & REFERENCE

unimproved ( )
This is improved (X) property, known as 2148-B Sadler Avenue, Nashville, TN 37210
(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 my hand this 31st day of January, 19 94

Robert Earl Jones

1 800 626 5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9239 PAGE 82

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert Earl Jones

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of January, 1995.

Commission expires 7/23/94

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

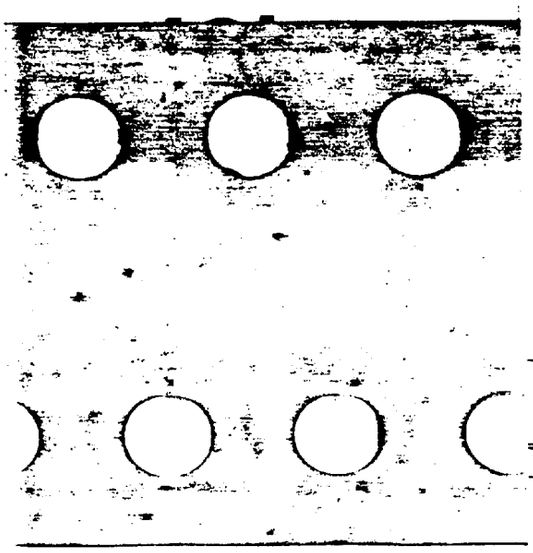
WARRANTY DEED

FROM
Robert Earl Jones

TO
Martin R. Spears and Charles Ray Spears

RETURN TO:
Saturn & Mazar Title Services,
212 Third Avenue, North
Nashville, Tennessee 37201 File #32073

1625 02/02 0101 03CHECK 183.64



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

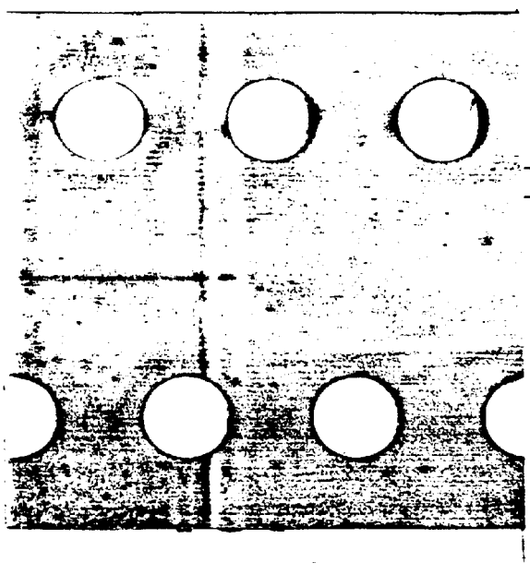
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9239 PAGE 83

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	47200.00
CON TX	174.64
PRFEE	1.00
WDEED	8.00
TOTAL	183.64
CHECK	183.64

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

02/02/94 01 14:03 0001 1635

14113

IDENTIF. ← REFERENCE

94 FEB -2 PM 2:04

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 752622