BOOK 9251 PAGE 774

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 63,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF February 19 94

Notary Public

MY COMMISSION EXPIRES: October 9, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
June D. Magiary	Tennessee Mortgage Corporation	165-13-
(NAME) 4444 Stoneview Drive	(NAME) 640 Spence Lane, Suite 123	O-A-73
(ADDRESS) Antioch, TN 37013	(ADDRESS) Nashville, TN 37217	
(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, Allen Earps Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO June D. Magiary, unmarried

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 337 on the Plan of Peppertree Forest P.U.D, Section 5, as of record in Book 7900, Page 499, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

The subject property is part of a planned unit development and is subject to Declaration of covenants, restrictions and conditions as of record in Book 8757, Page 607 and amended in Book 9004, Page 514 and Book 9157, Page 711, and by-laws of he Peppertree Forest Homeowners Association as of record in Book 8757, Page 623, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Allen Earps Builders, Inc. by deed of record in Book 8623, Page 300, Register's Office for Davidson County, Tennessee.

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

18587

FILED 17 AM 10: 2

IDENTIFICATION REFERENCE

Unimproved ( )
This is improved (XX) property, known as 4444 Stoneview Drive, Antioch, TN 37013
(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 15th day of February 1994

Allen Earps Builders, Inc.

By: Allen Earps Pres

DCTN01WC

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STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Allen Earps and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the president and Allen Earps respectively of the Allen Earps Builders, Inc. the within named bargainor, and corporation, and that he as such president and Allen Earps being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Allen Earps as such President, and attesting the same by the said Allen Earps as such President.

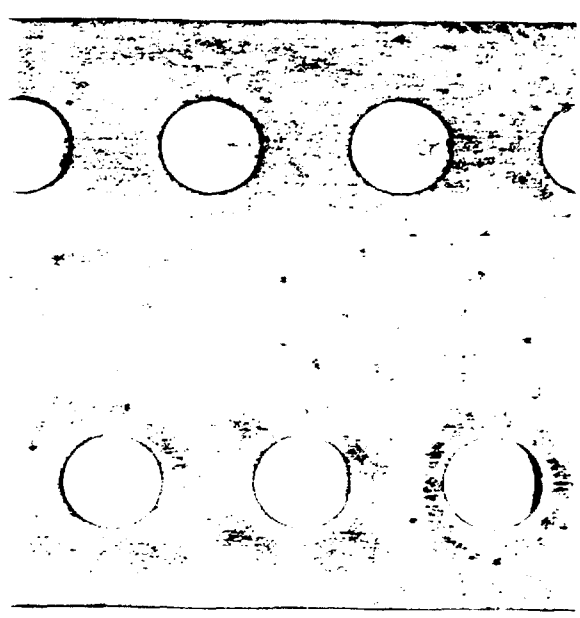
Witness my hand and official seal at office at Nashville Tenn. on this the 15th day of February 19 94 .

My commission expires October 9, 1995

Jan Hallerman
Notary Public

6497 02/17 0101 03CHECK 244.32

DCTN01WC



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

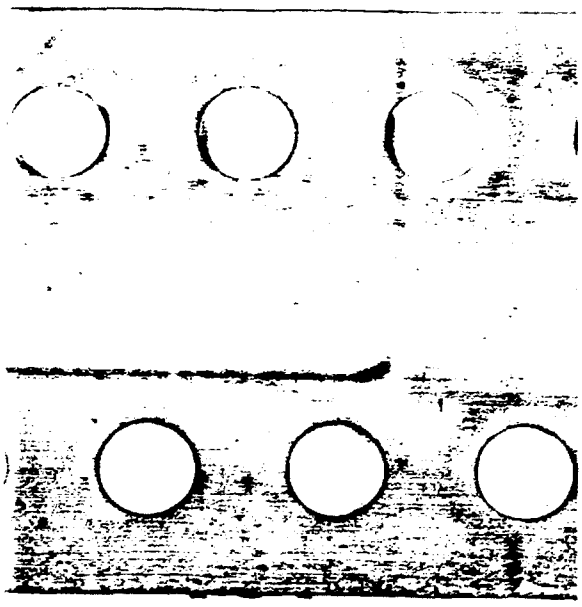
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 63600.00
				CON TX 235.32
				PRFEE 1.00
				WDEED 8.00
				TOTAL 244.32

CHECK 244.32

02/17/94 01 10:28 0001 6497



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18587

IDENTIFICATION REFERENCE

94 FEB 17 AM 10:28

REGISTER

DAVIDSON COUNTY, TN.

No.757409