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Deeds 4

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF February 19 94

Notary Public

MY COMMISSION EXPIRES: June 28, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Trentham, Attys., P.O. Box 1369, Brentwood, TN 37024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Corey Spalding (NAME)	PNC Mortgage Corp. of America (NAME)	173-04-010
5448 Hickory Park Drive (ADDRESS)	440 North Fairway Drive (ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Vernon Hills, IL 60061 (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, Herchel W. Sharpe and wife, Saundra K. Sharpe

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph Corey Spalding and wife, Kelly E. Spalding

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 Unit No. "B" of Lot 69 on the Plan of Resubdivision of Lots 69, 70 and 70A, Hickory Park Villa, Section Two, of record in Plat Book 6250, Page 464 and amended in Book 6250, page 465, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Herchel W. Sharpe, a married man, by deed from Charles Eugene Nelson and wife, Jennifer VanLierop Nelson of record in Book 8110, Page 523, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 6586, Page 363, and all matters shown on the Plan of Record.

The said Saundra K. Sharpe hereby joins in this conveyance to convey any and all marital interests which she may have as spouse of Herchel W. Sharpe.

94 FEB 28 PM 2:55

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unimproved ( )
This is improved (X) property, known as 5448 Hickory Park 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 our hand s this 25th day of February 19 94

Herchel W. Sharpe

Saundra K. Sharpe

Saundra K. Sharpe

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Herchel W. Sharpe and wife, Saundra K. Sharpe

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 25th day of February 19 94.

Commission expires June 28, 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

0019 02/28 0101 03CHECK 275.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

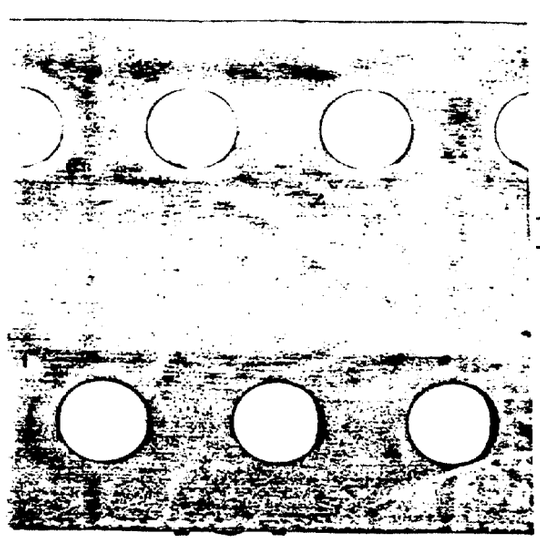
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 72000.00
CON TX 266.40
PRFEE 1.00
WDEED 8.00
TOTAL 275.40
CHECK 275.40

02/28/94 01 14:56 0001 0019



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21877
IDENTIFICATION REFERENCE

FILED 28 PM 2:55

No.760892