33A

BOOK 9367 PAGE 29

2093-M

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,000.00

Russell L. Tipton, Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th **DAY OF** May, 19 94

Mark A. Ellmore
Notary Public Mark A. Ellmore, Attorney
MY COMMISSION EXPIRES: 3/25/95

NOTARY PUBLIC AT LARGE, STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Russell L. Tipton, Sr.	Source One	150-070-264.00
(NAME)	(NAME)	
3318 Oak Trees Court	27555 Farmington Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Antioch, Tennessee 37013	Farmington Hills, MI 48334-3357	
(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, James D. Petrucelli

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Russell L. Tipton, Sr. and Russell L. Tipton, II, joint tenants with right of survivorship.

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:

Being Lot No. 54-A on the Plan of Lakeshore Woods, Section 2, of record in Plat Book 5200, page 608, Register's Office for said County, to which reference is hereby made for a more complete description of subject property.

BEING the same property conveyed to James Petrucelli and wife, Catherine Petrucelli by deed from Catherine Petrucelli by deed from CDT Properties, Ltd. of record in Book 6571, page 248, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

The said Catherine Petrucelli having since deceased.

57089
IDENTIF. & REFERENCE

94 JUN -3 AM 9:58
REGISTER
DAVIDSON COUNTY, TN.

1606 06/03 0101 03CHECK 171.80

This is Improved property known as 3318 Oak Trees Court, Antioch, Tennessee 37013

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 his hand this 27th day of May, 19 94.

James D. Petrucelli
James D. Petrucelli

2093-M

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Attorney, a Notary Public in and for said County and State, the within named

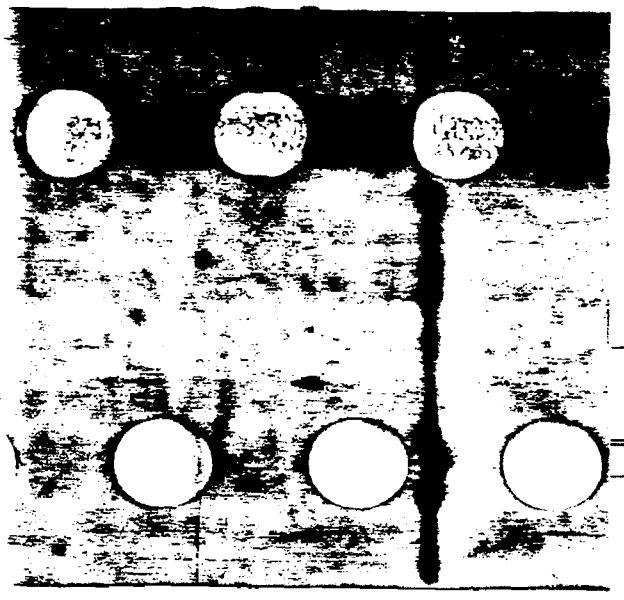
James D. Petrucelli

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, TN. Tennessee, this 27th day of May, 19 94.

My commission expires 3/25/95

Notary Public Mark A. Ellmore, Attorney

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

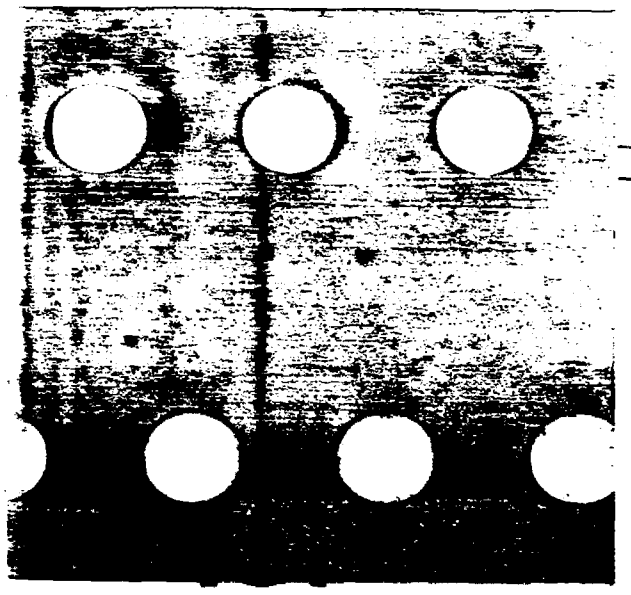
RECEIVED OF _____

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	44000.00
CON TX	162.80
PRFEE	1.00
WDEED	8.00
TOTAL	171.80
CHECK	171.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/03/94 01 09:59 0001 1606

57089
IDENTIFICATION REFERENCE

94 JUN -3 AM 9:58

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 798580