WARRANTY DEED

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,000.00

Mary Ruth Bruce
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF SEPTEMBER, 1994.

Harold E Collins
Notary Public

MY COMMISSION EXPIRES: 11-22-97

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT PREPARED BY: Harold E. Collins, Attorney
4800 Charlotte Ave.
Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARC.
Mary Ruth Bruce	Same	Map 102-3
608 Continental Dr.		Parcel 39
Nashville, TN 37209		8DA-34006

FOR AND IN CONSIDERATION OF THE SUM OF EIGHTY-EIGHT THOUSAND AND 00/100 DOLLARS ($88,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **ROBERT G. PEARCE** AND WIFE, **ESTHER FAY PEARCE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **MARY RUTH BRUCE** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 1331, on the Plan of Charlotte Park, Section 17, as of record in Book 3600, Pages 21 and 22, Register's Office for said County.

SAID Lot No. 1331 fronts 75 feet on the northerly side of Continental Drive and extends back 166.5 feet on the easterly line and 174 feet on the westerly line, to a dead line in the rear on which it measures 75.65 feet.

BEING the same property conveyed to Robert G. Pearce and wife, Esther Fay Pearce by deed from G. H. Todd and H. B. Sheets of record in Book 318, Page 422, Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

608 Continental Drive, Nashville, TN 37209
(House Number) (Street) (City) (State) (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 GRANTEE, her heirs and assigns, forever; and we do covenant with the said GRANTEE 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 GRANTEE, her 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 hands this 2nd day of September, 1994.

Robert G. Pearce
ROBERT G. PEARCE - SELLER

Esther Fay Pearce
ESTHER FAY PEARCE - SELLER

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 **Robert G. Pearce** and wife, **Esther Fay Pearce**, the bargainors, 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 Nashville, Tennessee, this 2nd day of September, 1994.

Harold E Collins
Notary Public:

HAROLD E. COLLINS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

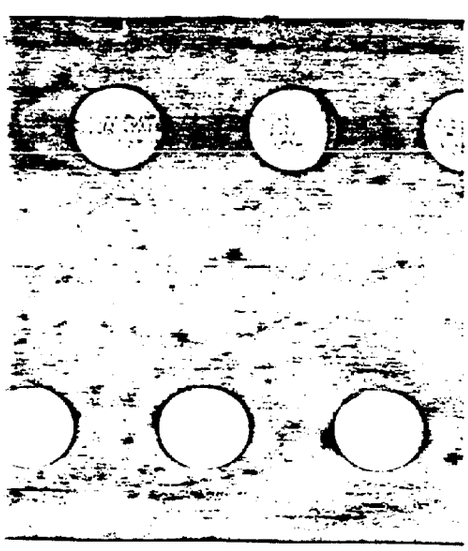
My commission expires: 11-22-97

87657
IDENTIF. & REFERENCE

94 SEP -2 PM 1:42
REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

4931 09/02 0101 03CHECK 334.60





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

RECEIVED OF _____

FOR _____

BOOK **9455** PAGE **661**

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	88000.00
CON TX	325.60
PRFEE	1.00
WDEED	8.00
TOTAL	334.60
CHECK	334.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 4931

87657
IDENTIF. ↑ REFERENCE

94 SEP -2 PM 1:42
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 831304