Bx 53

BOOK 9576 PG 997

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 76,000.00

Ferman L. Pride
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF January, 19 95

Notary Public

MY COMMISSION EXPIRES: January 24, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ferman L. Pride (NAME)	COMMUNITY MORTGAGE CORPORATION (NAME)	MAP 51-14
809 Lemont Drive (ADDRESS)	142 TIMBER CREEK DRIVE (ADDRESS)	PARCEL 31.00
Nashville, TN 37216 (CITY) (STATE) (ZIP)	CORDOVA, TN 38018 (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, Cleve Bryant Birdwell and Doris Birdwell Freeman and husband, Robert Freeman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ferman L. Pride, 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 No. 47 on the map of Section 5, Gra-Mar Acres, of record in Book 2330, page 19, Register's Office for Davidson County, Tennessee, and described as follows:

Said Lot No. 47 fronts 145 feet on the north side of Lemont Drive and runs back between lines, 279.7 feet on the easterly line and 282.4 feet on the westerly line to a dead line in the rear on which it measures 145 feet.

Being the same property conveyed to Doris Birdwell by Certificate of Heirship of record in Book 8805, page 475, Register's Office for Davidson County, Tennessee, the said Doris Birdwell having conveyed one-half undivided interest to Cleve Bryant Birdwell and retained a Life Estate by Instrument of record in Book 8805, page 476, Register's Office for Davidson County, Tennessee.

Doris Birdwell, having since married is now Doris Birdwell Freeman.

Robert Freeman executes this instrument to convey any right, title or interest he may have in and to said property, marital or otherwise.

This is not the principal residence of Cleve Bryant Birdwell.

unimproved ( )
This is improved (X) property, known as 809 Lemont Drive, Nashville, TN 37216
(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 20th day of January, 19 95

Cleve Bryant Birdwell

Doris Birdwell Freeman

Robert Freeman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9576 PG 998

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Cleve Bryant Birdwell, Doris Birdwell Freeman and husband Robert Freeman

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 Goodlettsville, Tennessee, this 20th day of January, 1995

Commission expires January 24, 1998

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

IDENTIF. ↑ REFERENCE

95 JAN 24 AM 8:35

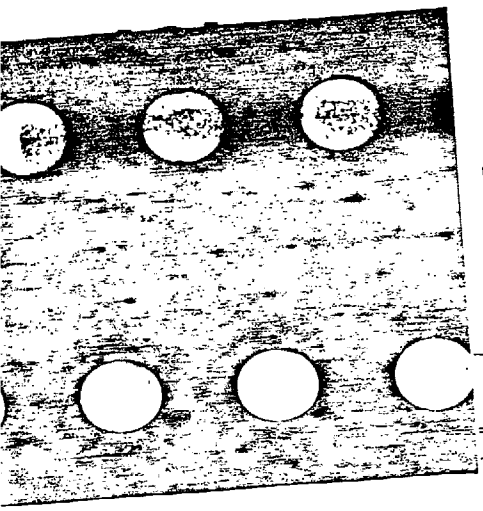
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

27461

Page 2 of 2

WARRANTY DEED
FROM
TO
RETURN TO:

459 01/24 0101 03CHECK 290.00



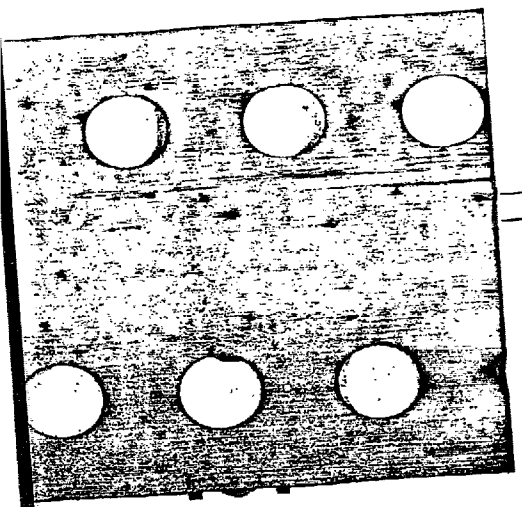
OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9576 PG 999

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 76000.00
CON TX 281.20
PRFEE 1.00
WDEED 8.00
RCT BANK 290.20
CHECK 290.20

RECEIPT NOT VALID UNTIL CHECK IS PAID

95 JAN 24 AM 8:56
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

01/24/95 01 08:34 0001 4459

27461
IDENTIF. ← REFERENCE

No. 874266