BOOK 9605 PG 499

Lot 48

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 144,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF February 19 95

Notary Public

MY COMMISSION EXPIRES: June 28, 1998
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell & Hildebrand, P.O. Box 1369, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David J. Pearce	Norwest Mortgage, Inc.	172-12-0-B
(NAME)	(NAME)	
1432 Woodfield Drive	2416 Hillsboro Road, Suite 106	027.00CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37212	
(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, Teresa Joan Pruett, now D'Alessio

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David J. Pearce and wife, Susan E. Pearce

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 Lot No. 374 on the Plan of Bradford Hills, Section Four, of record in Plat Book 7900, Page 6 and amended in Book 6200, page 994, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Teresa Joan Pruett by deed from Claridge Builders, Inc. of record in Book 8398, Page 1, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 8069, Page 170, Book 8267, page 618, By-Laws in Book 8071, page 531, Charter in Book 8071, page 520, Open Space in Book 8154, page 304, Deeds of Conveyance in Book 8377, page 769 and Book 8377, page 808, and all matters shown on the Plan of Record.

37661

IDENTIF. & REFERENCE

95 FEB 28 AM 10:46

REGISTER
DAVIDSON COUNTY, TN.

5572 02/28 0101 03CHECK 541.80

unimproved ( )
This is improved (X) property, known as 1432 Woodfield Drive, Nashville, TN 37211
(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 24th day of February 19 95

Teresa Joan Pruett D'Alessio By: Jack D. Pruett Attorney in Fact.
Teresa Joan Pruett D'Alessio

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 9605 PG 500

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Teresa Joan Pruett

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 24th day of February 19 95.

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

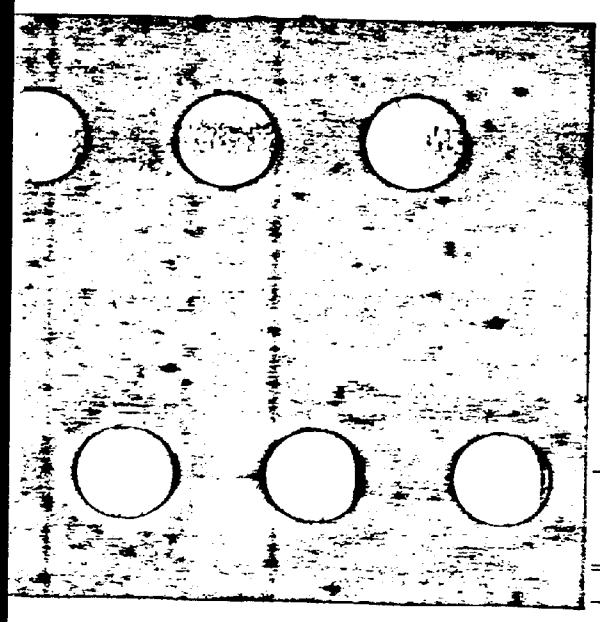
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jack D. Pruett, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the attorney in fact for Teresa Joan Pruett D'Alessio and that he is authorized by her to execute this instrument on her behalf.

Witness my hand and seal at Brentwood, TN, this 24th day of February, 1995.

Notary Public

MICHAEL T. ~~GATES~~ * TENN NOTARY PUBLIC AT LARGE * WILLIAMSON CO.

My commission expires ~~6/28/95~~ 10/26/98



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

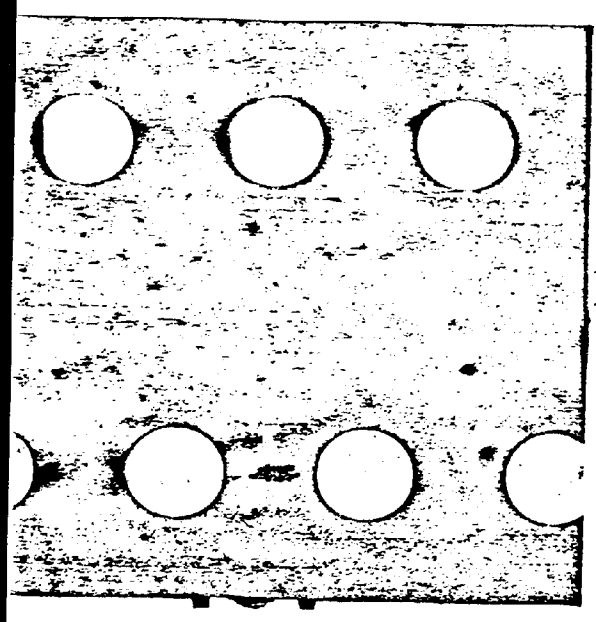
RECEIVED OF _____

FOR _____

BOOK 9605PG501

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
144000.00
CON TX 532.80
PRFEE 1.00
WDEED 8.00
TOTAL 541.80
CHECK 541.80

02/28/95 01 10:47 0001 5572

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37661
IDENTIF. # REFERENCE

95 FEB 28 AM 10:46
REGISTER
DAVIDSON COUNTY, TN.

No. 885241