STATE OF TENNESSEE
COUNTY OF Davidson

4084-M

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $144,740.00

Jerome A. Clement
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF May 19 95

Mark A. Ellmore
Notary Public

MY COMMISSION EXPIRES: 1/20/99

BOOK 9691 PG 595

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
Jerome A. Clement	GMAC Mortgage Corporation	87-154
(NAME)	(NAME)	
4213 Central Pike	8360 Old York Rd. Bldg 3 3rd Fl	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Hermitage, Tennessee 37076	Elkins Park, PA 19117	
(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, Alexander W. Zanetis and wife, Thelma R. Zanetis

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jerome A. Clement and wife, Horatia A. Clement

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:

See Attached

7379 06/05 0101 03CHECK 548.54

0067032
IDENTIF. & REFERENCE

95 JUN -5 PM 2:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved property known as 4213 Central Pike, Hermitage, Tennessee 37076

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 their hands this 26th day of May, 19 95.

Alexander W. Zanetis
Alexander W. Zanetis

Thelma R. Zanetis
Thelma R. Zanetis

4084-M

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named Alexander W. Zanetis and wife, Thelma R. Zanetis 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 26th day of May, 1995.

My commission expires 1/20/99

Mark A. Ellmore, Jr.
Notary Public Mark A. Ellmore, Jr.

NOTARY PUBLIC

File No.: 4084-M

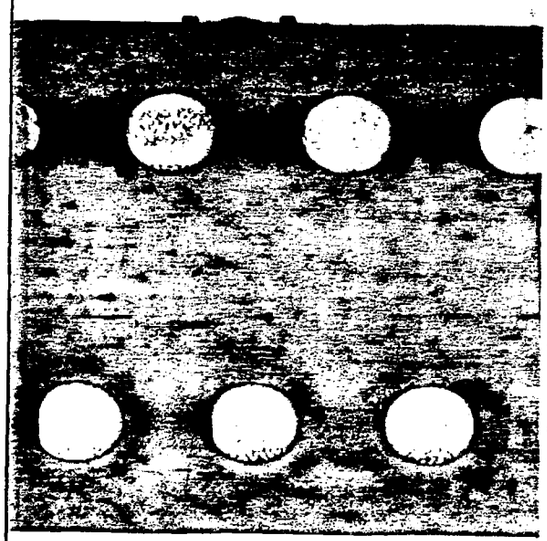
ATTACHMENT

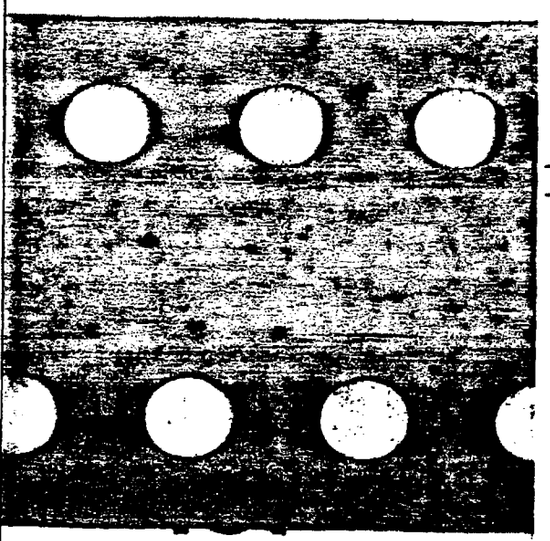
A tract of land in Davidson County, Tennessee, being more particularly described as follows, to wit:

BEGINNING at a point on the northerly margin of Central Pike at the southwest corner of the Charles Leslie Jr. property (Book 4352, page 209) said point being the southeast corner of the herein described tract, thence with the northerly margin of Central Pike south 64 degrees 32 minutes West 170.0 feet to a point; thence North 25 degrees 28 minutes West 425.0 feet to a point; thence North 64 degrees 32 minutes East 170.0 feet to a point; thence south 25 degrees 28 minutes East 425.0 feet to a point; being the point of beginning, containing 1.66 acres, more or less, and described according to a survey of John Kohl dates December 8, 1982.

BEING the same property conveyed to Alexander W. Zanetis and wife, Thelma R. Zanetis by deed from James Albert Maddox and wife, Brenda J. Maddox, filed of record in Book 5976, page 994, Register's Office for Davidson County, Tennessee.

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





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

RECEIVED OF _____

FOR _____

BOOK 9691 PG 598

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 144740.00
CON TX 535.54
PRFEE 1.00
WDEED 12.00
TOTAL 548.54
CHECK 548.54

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/05/95 01 14:51 0001 7879

0067032
IDENTIF. & REFERENCE

95 JUN -5 PM 2:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 917173