BOOK 9798PG150

RECORD AND RETURN TO:
FILE BOX 7
SATURN AND MAZER

33740

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $188,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF September 19 95

Notary Public

MY COMMISSION EXPIRES 2/25/98
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE MAZER

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer Title Services,, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Peter B. Strickland (NAME)	PNC Mortgage Corp. of America (NAME)	155-7-A-32
7161 Forest Oaks Drive (ADDRESS)	440 North Fairway Drive (ADDRESS)	9D 82450
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Vernon Hills, Illinois 60061 (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, James K. Dean, Jr. D/B/A, James Dean Construction Co. and wife, S. Valerie Dean

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peter B. Strickland and wife, Linda E. Strickland

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. 15 on the Final Plat of the Poplar Creek Estates, Phase III, Sectin "A" Subdivision of record in Book 7900, page 696, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to James K. Dean, Jr. D/B/A James Dean Construction Co. by deed from Poplar Creek Development Co. of record in Book 9635, Page 160, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

S. Valerie Dean, wife of James K. Dean, joins in this Warranty Deed only for the purposes of encumbering such marital rights if any that she may have in and to said property.

0101463 IDENTIF. ↑ REFERENCE

95 SEP 18 PM 3:20 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN.

5384 09/18 0101 03CHECK 704.60

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

(Unimproved ( ) This is improved (X) property known as 7161 Forest Oaks Drive, Nashville, TN 37221
(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 unincumbered, 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 15th day of September, 19 95

James K. Dean, Jr. D/B/A, James Dean Construction Co.
By:

A. K. Dean - Prop. S. Valerie Dean By Atty-in-fact

First Data Systems, Inc 1-800 626 5427

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STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____ Alan D. Mazer _____, a Notary Public in and for said County and State, the within named _____ James K. Dean Jr _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee this the 14th day of September, 1995.

Commission expires 7/25/98

_____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared James K. Dean Jr with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Proprietor and _____ respectively of the James K. Dean, Jr. D/B/A James Dean Construction Co. the within named bargainor, and that he as such Proprietor and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said James K. Dean Jr. as such Proprietor, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 15th day of September 19 95

My commission expires 7/25/98

_____ Notary Public

STATE OF TENNESEE
COUNTY OF DAVIDSON

On this the 15th day of September, 1995, before me personally appeared James K. Dean to me known to be the person who executed the foregoing instrument in behalf of S. Valerie Dean as her Attorney In Fact, and acknowledged that he executed the same as the free act and deed of the same S. Valerie Dean.

Witness my hand and official seal at Nashville, Tennessee, County, Tennessee this the 15th day of September, 1995.

_____
Notary Public

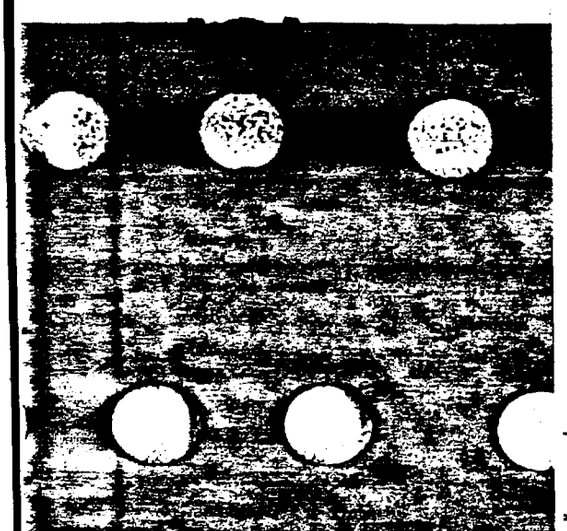
MY COMMISSION EXPIRES: 7/25/98

WARRANTY DEED

FROM
James K. Dean, Jr. D/B/A

TO
Peter B. Strickland and wife, Linda E. Strickland

RETURN TO:
Saturn & Mazer Title Services,
212 Third Avenue, North
Nashville, Tennessee 37201



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

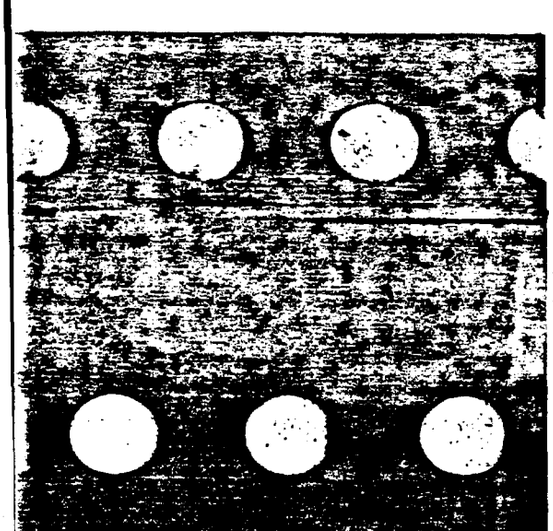
RECEIVED OF _____

FOR _____

BOOK 9798 PG 152

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 188000.00
CON TX 695.60
PRFEE 1.00
WDEED 8.00
TOTAL 704.60
CHECK 704.60

09/18/95 01 15:23 0001 5384

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0101463 IDENTIF. ↑ REFERENCE

95 SEP 18 PM 3:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 954232