Box 58

WARRANTY DEED

BOOK 9812 PG 413

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 168,000.00

James Denton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF September 19 95

Notary Public

MY COMMISSION EXPIRES: 3/23/96
(AFFIX SEAL)

NOTARY PUBLIC LARUE COUNTY, KY. STATE OF TEX.

THIS INSTRUMENT WAS PREPARED BY

COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Denton, IV	NEW OWNER	MAP 117-2
(NAME)	(NAME)	
2907 Compton Road		PARCEL 5
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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, Andrew J. Pearson, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James M. Denton, IV and wife, Liesl Ann Denton

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. 14 of Block 1 on the plan of a development of Stokes Tract, of record in Book 974, page 24, Register's Office for said County, to which plan reference is hereby made and the same incorporated herein for a complete description of said lot.

Being the same property conveyed to Andrew J. Pearson by deed from Billy M. Thomas and wife, Mickie W. Thomas of record in Book 9260, page 447, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used on the prior Deed.

This conveyance is subject to 1995 taxes, prorated and assumed by the Grantees the day of closing; all matters as set out in Book 974, page 24, said Register's Office; and any and all easements located on the property.

95 OCT -2 AM 11:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0107006

unimproved ( )
This is improved (X) property, known as 2907 Compton Road, Nashville, TN 37215
(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 29th day of September, 19 95

Andrew J. Pearson, Kenneth Cloe Attny. w/fax

Andrew J. Pearson

STATE OF TENNESSEE
COUNTY OF

BOOK 9812 PG 414

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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 _____, Tennessee, this _____day of _____ 19_____ .

Commission expires_____ _____

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 Kenneth Cline ~~and~~ _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the attorney-in-fact ~~and~~ _____ respectively of the Andrew J. Pearson the within named bargainor, ~~a corporation~~, and that he as such attorney-if-fact ~~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 Kenneth Cline as such attorney-in-fact, ~~and attesting the same by the said~~ _____ ~~and~~ _____.

Witness my hand and official seal at office at Nasvhille, Tennessee on this the 29th day of September 19 95 .

My commission expires 3/23/96

Ann B Waddell

Notary Public

NOTARY PUBLIC
DAVIDSON COUNTY
STATE OF TENNESSEE

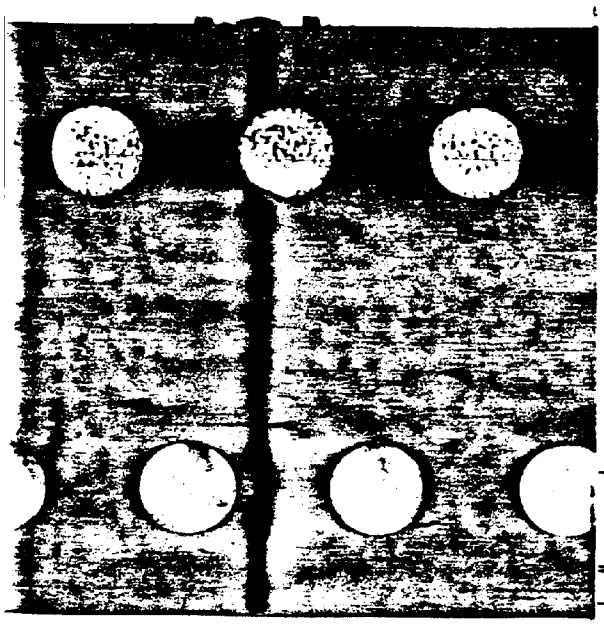
WARRANTY DEED

FROM

TO

RETURN TO:

1233 10/02 0101 03CHECK 630.60



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

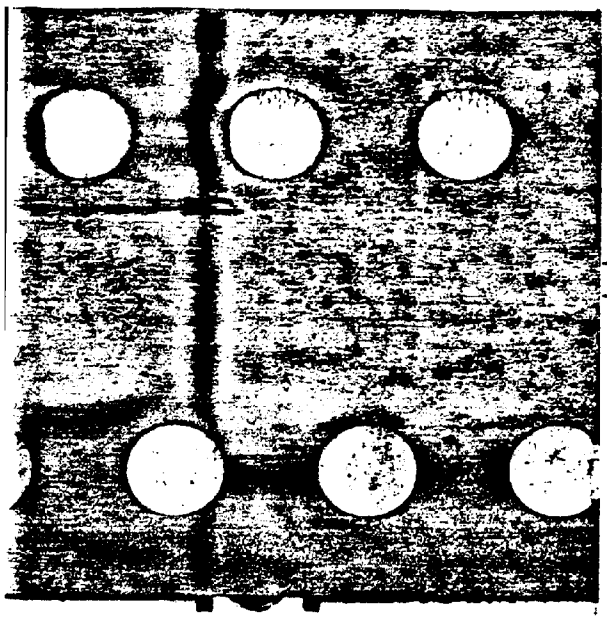
RECEIVED OF _____

FOR _____

BOOK 9812 PG 415

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 168000.00
CON TX 621.60
PRFEE 1.00
[illegible] 8.00
TOTAL 630.60
CHECK 630.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/02/95 01 11:22 0001 1233

0107006
IDENTIF. ← REFERENCE

95 OCT -2 AM 11: 20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 960026