BOOK 9859 PG 400

STATE OF TENNESSEE
COUNTY OF Davidson

95-1316

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 82,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF November 19 95

Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 5/23/98

THIS INSTRUMENT WAS PREPARED BY
Escrow Corporation, 315 West Main Street, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason M. Elrod	PNC Mortgage Corp. of America	53-16
(NAME)	(NAME)	
114 Rifle Range Road	P. O. Box 1946	169
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Old Hickory, TN 37138	Brentwood, Tennessee 37027	LW 10219
(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, J & M Homebuilders, Inc., a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jason M. Elrod and wife, Amy Elrod

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:

Being Lot No. 2 on the Plan of King Court, Section II, of record in Plat Book 8250, page 327, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Charles N. Brown and wife, Beatrice R. Brown by deed from Charles E. Rhoten and wife, Carole Rhoten, filed of record in Book 9562, page 874, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to J & M Homebuilders, Inc., a Tennessee Corporation by deed from Charles N. Brown and wife, Beatrice R. Brown, filed of record in Book 9677, page 403, Register's Office for Davidson County, Tennessee.

This is improved property known as 114 Rifle Range Road, Old Hickory, TN 37138

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 his hand this 10th day of November, 19 95.

J & M Homebuilders, Inc.

Joe L. Wall

Joe L. Wall, President
President

9859

BOOK 9859 PG 401

95-1316

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Janis L. Duree, a Notary Public within and for the State and County aforesaid, personally appeared Joe L. Wall and _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the President and _____ respectively of the J & M Homebuilders, Inc. the within named bargainor, a corporation, and that (he / they) as such President 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 Joe L. Wall as such President and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at _____ Tennessee on this the 10th day of November, 19 95.

My commission expires 5/23/98

Notary Public Janis L. Duree

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named

J & M Homebuilders, Inc., a Tennessee Corporation

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 10th day of November, 19 95.

My commission expires 5/23/98

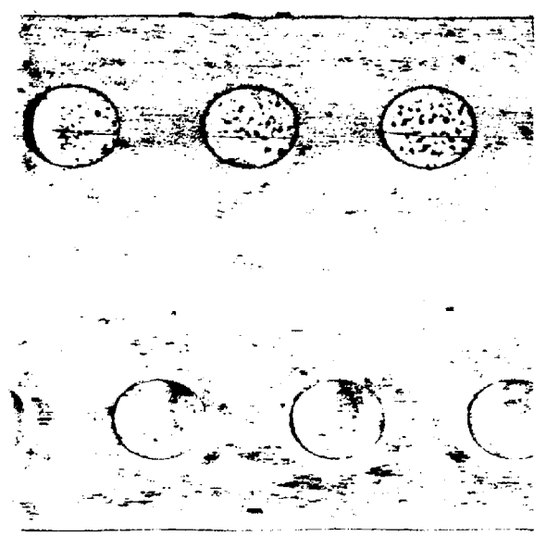
Notary Public Janis L. Duree

3231 11/14 0101 03CHECK 315.73

95 NOV 14 AM 8:54
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

0122850
IDENTIF. & REFERENCE

401



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

RECEIVED OF _____

FOR _____

BOOK 9859 PG 402

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 82900.00
CON TX 306.73
PRFEE 1.00
[illegible] 8.00
TOTAL 315.73
CHECK 315.73

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0122850
IDENTIF. & REFERENCE

95 NOV 14 AM 8:55
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

11/14/95 01 08:55 0001 8231

No. 976799