39-B

STATE OF TENNESSEE 95-1164
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 228,925.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF December, 19 95.

Notary Public Kenneth M. Ballew

MY COMMISSION EXPIRES: 11/22/97

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Kenneth M. Ballew, Atty, 30 Burton Hills Blvd., Suite 240, Nashville, TN 37215

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brick W. Sturgeon, Jr.	Columbia National, Incorporated	155-2-A-34CO
(NAME)	(NAME)	
128 Montcastle Court	7142 Columbia Gateway Drive	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37221	Columbia, MD 21046-2132	
(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, B & D Venture, A Partnership composed of Lynn Blackwell and Frank Davis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brick W. Sturgeon, Jr. and wife Jennifer J. Sturgeon

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson (CIVIL DISTRICT) COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, State of Tennessee, Being Lot No. 34, on the Plan of Montcastle Estates of record in Book 6900, Page 326 & 327, Register's Office for said County, to which Plan reference is made for a more complete description thereof, together with an undivided interest in the common interest of Montcastle Estates, all as described in said reference, described according to the survey of Anderson-Delk and Company dated June 8, 1987.

BEING the same property conveyed to B & D Ventures by deed from Jeff Jones, an unmarried person, filed of record in Book 9379, page 319, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property known as 128 Montcastle Court, Nashville, TN 37221

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 1st day of December, 19 95.

B & D Venture, a Partnership

By: Lynn Blackwell

By: Frank Davis

BOOK 9879 PG 651

95-1164

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Kenneth M. Ballew, a Notary Public in and for said County and State, the within named Lynn Blackwell and Frank Davis as partners of B & D Venture, a Partnership the bargainor____, 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 1st day of December, 19 95.

My commission expires 11/22/97

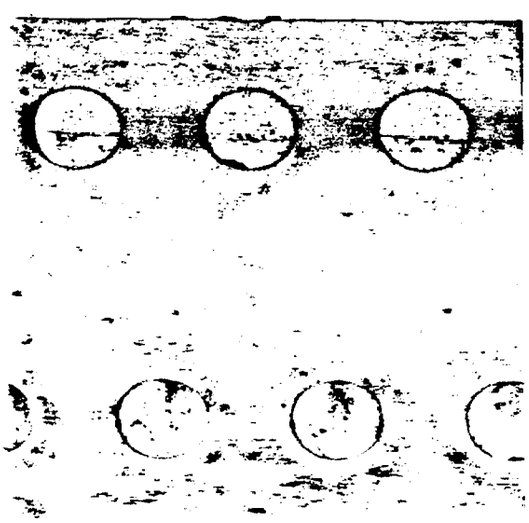
Notary Public Kenneth M. Ballew

KENNETH M. BALLEW NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0129221
IDENTIF. ↑ REFERENCE

95 DEC -5 PM 3:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5168 12/05 0101 03CHECK 855.93



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

RECEIVED OF _____

FOR _____

BOOK 9879 PG 652

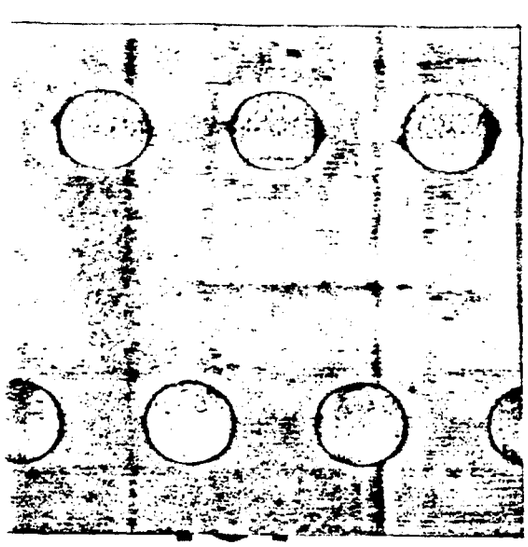
CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 228925.00
CON TX 846.93
PRFEE 1.00
WDEED 8.00
TOTAL 855.93
CHECK 855.93

12/05/95 01 15:07 0001 5168

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0129221 IDENTIF. ↑ REFERENCE

95 DEC -5 PM 3:08

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 983660