BOOK 9905 PG 323

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

James A Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF December 1995.

Notary Public

MY COMMISSION EXPIRES: 1-20-99

(AFFIX SEAL)

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Lewis, King, Krieg, Waldrop & Catron, P.C., P.O. Box 198615, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Hall & Ellen Hall (NAME)	First American National Bank (NAME)	149-5-184
2412 Ponderosa Way (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	
Antioch TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville TN 37237 (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, Berkeley Federal Bank & Trust, F.S.B.

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO James A. Hall and wife Ellen Hall

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 on the Plan of Pebble Creek, Section Three, of record in Book 5210, Page 169, Register's Office for said County.

SAID Lot No. 14 fronts 83.50 feet on the northwesterly margin of Ponderosa Way and extends back 259.82 feet on the northeasterly line and 214.93 feet on the southwesterly line to a broken line in the rear, measuring 145.78 feet thereon.

Being the same property conveyed to Berkeley Federal Bank & Trust, F.S.B. by Special Warranty Deed of record in Book 9733, Page 322, Register's Office for Davidson County, Tennessee.

0136986 IDENTIF. ↑ REFERENCE

96 JAN -2 AM 11:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 2412 Ponderosa Way (House Number) (Street) Antioch, TN (P. O. Address) (City or Town) 37013 (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 forth; 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 26th day of December 1995.

Berkeley Federal Bank & Trust, F.S.B.

STATE OF TENNESSEE
Davidson County

BOOK 9905 PG 324

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___.

_____ Notary Public

Commission Expires _____

STATE OF FLORIDA
PALM Beach County

Before me, Judith A. Nelson a Notary Public in and for the State and County aforesaid, personally appeared

David J. Dean

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and ~~who~~, upon oath, acknowledged himself to be the Vice President of Berkeley Federal Bank & Trust, F.S.B. a corporation, and that he as such Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice President.

Witness my hand and official seal at W. Palm Beach, Florida, this 26 day of December, 1995.

Judith A. Nelson Notary Public

JUDITH A NELSON
My Commission CC388246
Expires Apr. 27, 1998
Bonded by HAI

Commission Expires 4-27-98

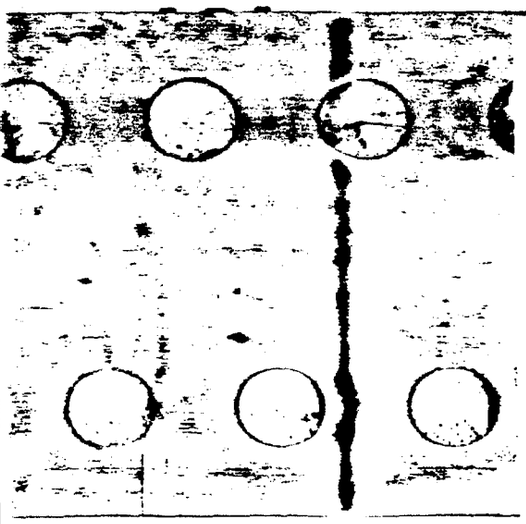
WARRANTY DEED

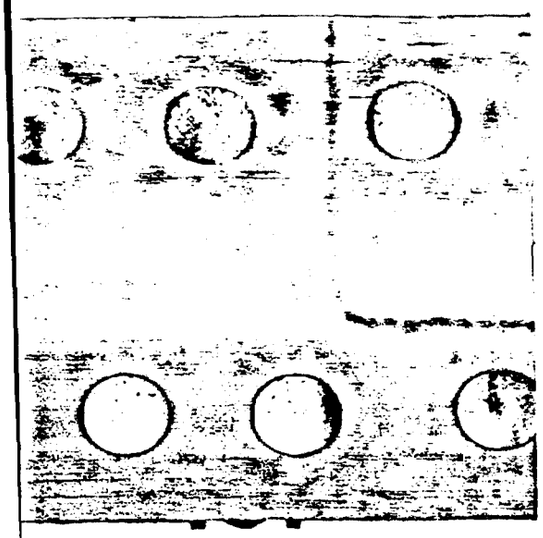
FROM
Berkeley Federal Bank & Trust, F.S.B.

TO
James A. Hall and wife Ellen Hall

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

3640 01/02 0101 03CHECK 342.00





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

RECEIVED OF _____

FOR _____

BOOK 9905 PG 325

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 90000.00
CON TX 333.00
PRFEE 1.00
WDEED 8.00
TOTAL 342.00
CHECK 342.00

01/02/96 01 11:08 0001 3640

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0136986
IDENTIF. # REFERENCE

96 JAN -2 AM 11:07
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 992012