0181950

10-A

IDENTIF. & REFERENCE

This Instrument Prepared By:
GIBSON & GREGORY
Suite 600, Noel Place
200 Fourth Avenue, North
Nashville, Tennessee 37219

95 MAY 15 PM 3:31

REGISTER

WARRANTY DEED

BOOK 10050 PG 852

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Corey Gerulis and wife, Sara Felmlee 446 Quary Rd. Mt. Juliet, TN 37122	New Owner	Map 72-8 Parcel 259

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by the herein named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, INCLUDING the assumption of the indebtedness evidenced by that certain Deed of Trust executed by Volunteer Management, Inc., a Tennessee corporation, to Andrew B. Gibson, Jr., Trustee, which mortgage is recorded in Book 10050, page 846, Register's Office for Davidson County, Tennessee, Volunteer Management, Inc., hereinafter "GRANTOR" has bargained and sold, and by these presents does hereby transfer and convey unto Corey Gerulis and wife, Sara Felmlee, hereinafter "GRANTEES", their heirs, representatives and assigns forever, that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Dalewood Subdivision, Section 5, as of record in Book 4175, page 84, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being a part of the same property conveyed to Volunteer Management, Inc., a Tennessee corporation, by deed from Jim Simmons Co., Inc., a Tennessee corporation, of record in Book 10050, page 843, Davidson County, Tennessee.

This is improved property known as 2034-2036 Cooper Lane, Nashville, Tennessee 37216.

This conveyance is made subject to the following:

1. Taxes for the current year assumed by GRANTEES;

2. Those matters as they appear on the Plan of record in Book 4175, page 84, said Register's Office.

3. Grantees herein, as part of the purchase price and consideration for this deed, assume and agree to pay the indebtedness evidenced by that certain Deed of Trust outlined above, and the Note of even date thereby secured, in the original principal amount of $35,000.00, payable to Jim Simmons Co., Inc., a Tennessee corporation, and GRANTEES join in the execution hereof to acknowledge same.

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, representatives and assigns forever.

And GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and warrant that the same is unencumbered, except as may be set forth above.

GRANTOR does further covenant and bind itself, its heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEES, their heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on the dates set forth below.

GRANTOR:

VOLUNTEER MANAGEMENT, INC.,
A TENNESSEE CORPORATION

By: _____
Bobby R. Morefield, President

GRANTEES: BOOK 10050 PG 853

_____
Corey Gerulis

_____
Sara Felmlee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for the said County and State, personally appeared Bobby R. Morefield, 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 President (or other officer authorized to execute the instrument) of Volunteer Management, Inc., the within named bargainor, a corporation, and that he as such President executed the within instrument for the purposes stated therein by signing the name of the corporation by himself as such President.

Witness my hand and official seal this the 14 day of MAY, 1996.

_____
Notary Public

My Commission Expires: 9/18/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Corey Gerulis and wife, Sara Felmlee, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 14 day of May, 1996.

_____
Notary Public

My Commission Expires: 9/18/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $57,500.00.

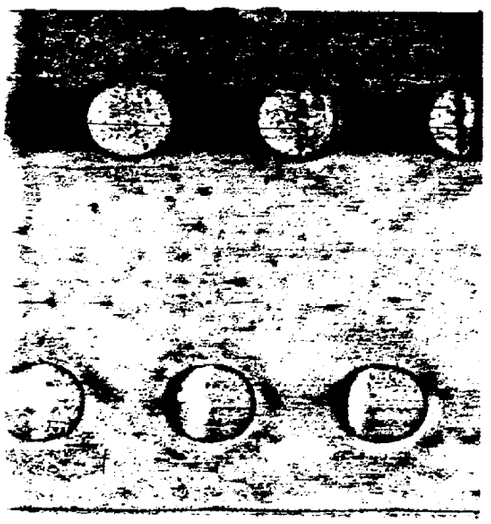
_____
Affiant

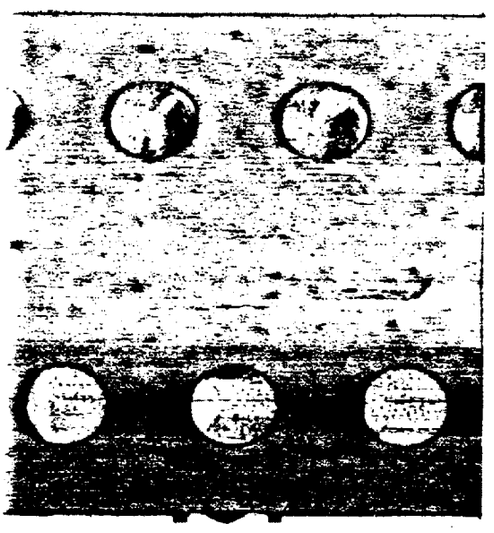
Subscribed and sworn to before me this 14 day of May, 1996.

_____
Notary Public

My Commission Expires: 9/18/99

231.75





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

RECEIVED OF _____

FOR _____

BOOK 10050 PG 854

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 57500.00
CON TX 212.75
PRFEE 1.00
WDEED 8.00
TOTAL 221.75
CHECK 221.75

05/15/96 01 15:35 0001 1863

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0181950
IDENTIF. ↑ REFERENCE

96 MAY 15 PM 3:31

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1039830