BOX 35

WARRANTY DEED

RBook 10076 Pg 698

File No: 00279541

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas J. Meara	First Trust Mort Co	Map 104-15
[NAME]	[NAME]	
2609 W. Linden Avenue	6525 Quail Hollow	Parcel 282
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37212	Memphis, TN 38120	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

Charles Mark Pickrell and wife, Mary Ellen Sullivan

have this day bargained and sold, and do hereby transfer and convey unto the said Thomas J. Meara and wife, Kathleen Lague-Meara

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee
COUNTY OF Davidson

} The actual consideration or value which ever is greater, for this transfer is $ 127,000.00

Subscribed and sworn to before me, this the 31ST day of MAY, 19 96.

Affiant

My Commission Expires: 11/10/97 [Affix Seal]

Notary Public Linda V Jones

unimproved ( )
This is improved (X) property known as 2609 W. Linden Avenue, Nashville
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 31ST day of MAY, 19 96, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Charles Mark Pickrell
Charles Mark Pickrell

x Mary Ellen Sullivan
and Mary Ellen Sullivan,

STATE OF New York
COUNTY OF NEW YORK

BOOK 10076 PG 699

Personally appeared before me the undersigned, a Notary Public in and for said County and State Charles Mark Pickrell and wife, Mary Ellen Sullivan

the within named bargainor(s), 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 New York, New York this 31ST day of May, 19 96.

Regina M. Sarnicola Notary Public

Commission expires 4/25/98

REGINA M. SARNICOLA
Notary Public, State of New York
No. 01SA5026825
Qualified in Nassau County
Commission Expires April 25, 1998

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that _____ as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19 _____.

_____ Notary Public

Commission expires _____

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

0189558
IDENTIF. & REFERENCE

96 JUN -5 PM 2:47
FELIX Z. [illegible] II REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

Exhibit "A"

Land in Davidson County, Tennessee, being the east 50 feet of the north one-half of Lot No. 36 on the Map of Belair, of record in Book 332, page 6, Register's Office for Davidson County, Tennessee.

Said Lot fronts 50 feet on the south side of West Linden Avenue, formerly Sunset Avenue, and runs back between parallel lines 192 feet to a dead line.

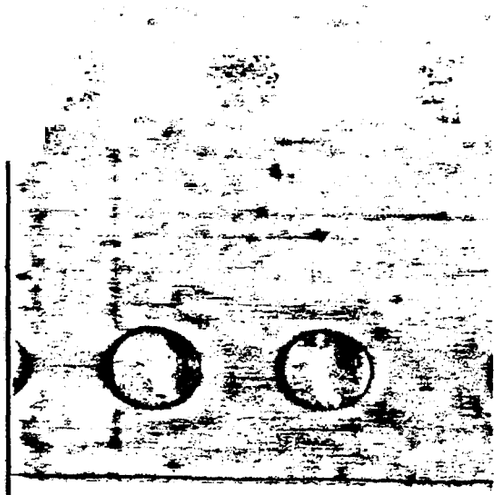
Being the same property conveyed to Charles Mark Pickrell and Mary Ellen Sullivan, by deed from Camilla Diane Jones Myers and husband, Steven A. Myers, of record in Book 9017, page 828, Register's Office for Davidson County, Tennessee.

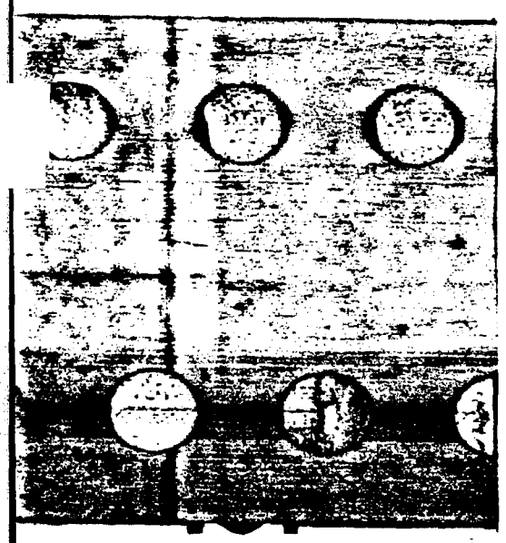
3030 96/05 02:01 03CHECK 482.90

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE





RECEIVED OF _____

FOR _____

BOOK 10076 PG 701

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 127000.00
				CON TX 469.90
				PRFEE 1.00
				WDEED 12.00
				TOTAL 482.90
				CHECK 482.90
			06/05/96 01	14:50 0001 0036

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0189558
IDENTIF. ↑ REFERENCE

96 JUN -5 PM 2:47
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1047899