FILE NO. 34827
FILE BOX "7"

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 200,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF AUGUST, 1996

Notary Public

MY COMMISSION EXPIRES: 11-20-96
(AFFIX SEAL)

BOOK 10174 PG 499

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JERRY C. PENDERGRASS (NAME)	S A M E (NAME)	93-10-249
P. O. Box 22567 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	13W 12500
Nashville, TN 37202 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	93-10-250

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 MARK TUCKER, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY C. PENDERGRASS, Unmarried

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:

SEE ATTACHED LEGAL DESCRIPTION

0220301
IDENTIFICATION REFERENCE

96 SEP -3 AM 10:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BEING the same property conveyed to Mark Tucker, married, by Deed from Charles B. Hemmer and wife, M. Jean Hemmer, of record in Book 9603, page 732, Register's Office for Davidson County, Tennessee. The said Mark Tucker now being an unmarried person.

unimproved ( )
This is improved ( ) property, known as 508 Lea Avenue, Nashville, Tennessee 37203
(House Number) (Street) (P O Address) (City or Town) (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 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 my hand this 16th day of August, 1996

MARK TUCKER

STATE OF TENNESSEE }
Davidson County }

BOOK 10174 PG 500

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named MARK TUCKER, Unmarried

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 Nashville, Tennessee, this 16th day of August, 1996.

Commission Expires 11-20-96

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

BOOK 10174 PG 501

LEGAL DESCRIPTION

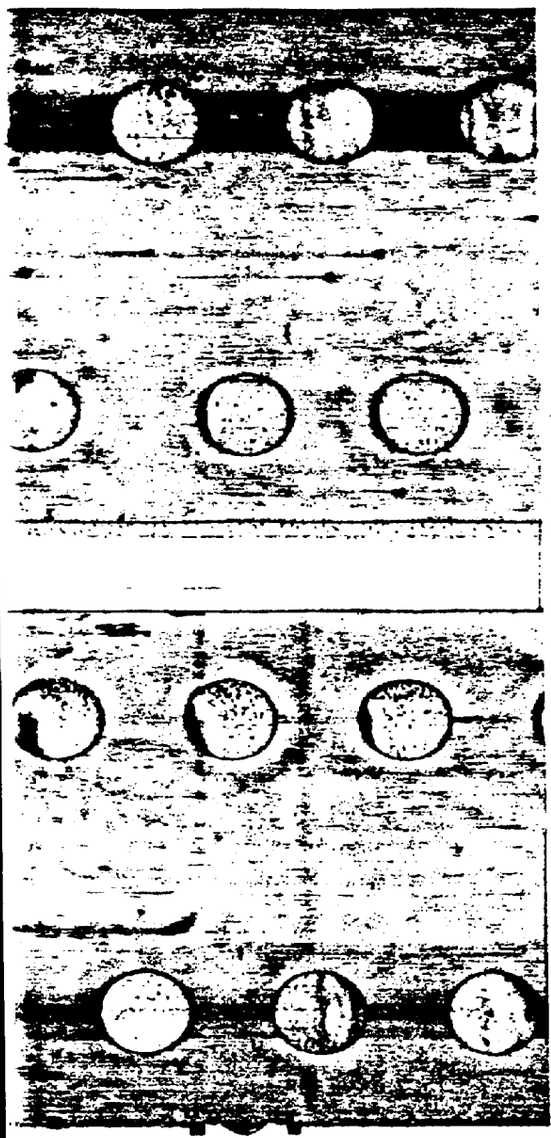
TRACT I: BEING land and building located at 508 Lea Avenue, Nashville, Tennessee, particularly described, as follows:

BEING Lot No. 21 on the Unrecorded Plan of Henry Blood and wife's Subdivision of certain lots of Barrow Grove, described according to a survey made by Pete Meyer, Surveyor, August 21, 1946, as follows:

BEGINNING at an iron pin on the northerly margin of Lea Avenue, formerly South Union Street, 38 feet east of a 16-foot alley, being Mary Cross' southeast corner; thence with said Avenue, eastwardly 36 feet to an iron pin on the westerly margin of another alley; thence with the westerly margin of said last mentioned alley, north 31° west 141 feet to an iron pin on the southerly margin of another alley; thence with the southerly margin of said last mentioned alley, south 61° west 29.3 feet to an iron pin, Mary Cross' northeast corner; thence with her easterly line, south 31° east 120.7 feet to the beginning.

TRACT I: LAND in Davidson County, Tennessee, being Lot No. 22 on the unrecorded plan of Henry Blood and wife's Subdivision of certain lots in Barrow Grove, described partly according to a survey made by Pete Meyer, Surveyor, August 21, 1946, as follows: Beginning on the northerly margin of Lea Avenue, 3 feet northwest of the southwest corner of the premises conveyed to Rock City Realty Co., Inc., by deed from Kenneth S. Drake, et al, of record in Book 2651, page 50, Register's Office for said County; thence northerly 120 feet, more or less, to be the southerly margin of an alley; thence with the same westerly 27.7 feet, more or less, to the easterly margin of another alley; thence with the same southerly 95 feet, more or less, to the northerly margin of Lea Avenue; thence with the same 35 feet to the beginning.

3199 09/03 0101 03CHECK 753.00



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

RECEIVED OF _____

FOR _____

BOOK 10174 PG 502

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	
				200000.00
			CON TX	740.00
			PRFEE	1.00
			WDEED	12.00
			TOTAL	753.00
			CHECK	753.00
09/03/96	01		10:20 0001	3199

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0220301
IDENTIF. ↑ REFERENCE

96 SEP -3 AM 10:19
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1025712