Box 1

WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

STATE OF TENNESSEE
COUNTY OF Davidson BOOK 10207 PG 58

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September 19 96

Notary Public

MY COMMISSION EXPIRES: October 9, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James P. Vienneau	OWNER	118-11
(NAME)	(NAME)	
2824 Erica Place		112
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204		BH-04180
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Estate of Gracey Spivey Sledge and Barbara Wood Serrano and Betty Wood Bond

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James P. Vienneau and wife, Adelaide M. Vienneau

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. 4 of Block "G" on the Map of Berry Hill Gardens, as of record in Book 1130, page 36, Register's Office for said County.

Being the same property conveyed to Paul V. Wood and wife Ruth S. Wood and Edgar R. Sledge and wife, Grace S. Sledge by deed of record in Book 1695, Page 427. Paul Wood predeceased Ruth Wood. Edgar Sledge predeceased Grace Sledge. Barbara Wood Serrano is authorized to execute this conveyance as Executrix, Estate of Grace Sledge, Davidson County probate # 96P782. Barbara Wood Serrano and Betty Wood Bonds are the sole devises under the will of Ruth S. Wood reference probate #96P1675.

This conveyance is subject to any and all existing restrictions and easements of record.

96 SEP 30 AM 10:46
DAVIDSON COUNTY, TN.

0230645
IDENTIF. & REFERENCE

unimproved ( )
This is improved (XX) property, known as 2824 Erica Place, Nashville, TN 37204
(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 27th day of September, 1996

Estate of Gracey Spivey Sledge — Barbara Serrano — Betty Wood Bond

By Barbara Wood Serrano, Executrix / Barbara Wood Serrano / Betty Wood Bond

Barbara Wood Serrano, Executrix

DCTN01WC

STATE OF TENNESSEE
COUNTY OF

BOOK 10207 PG 59

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara Wood Serrano and Betty Ward Bond

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that Hey executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, Tennessee, this 27th day of September 1996.

Commission expires _____

Lori Holloway
Notary Public

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Barbara Wood Serrano and her herself, with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Executrix and _____ respectively of the Estate of Gracey Spivey Sledge the within named bargainor, ~~and corporation~~, and that She as such Executrix ~~and~~ _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained ~~by signing the name of the corporation, by the~~ said ~~Barbara Wood Serrano~~ ~~as such Executrix~~, and attesting ~~the same by the said as such~~ _____.

Witness my hand and official seal at office at Nashville Tenn. on this the 27th day of September 19 96.

My commission expires October 9, 1999

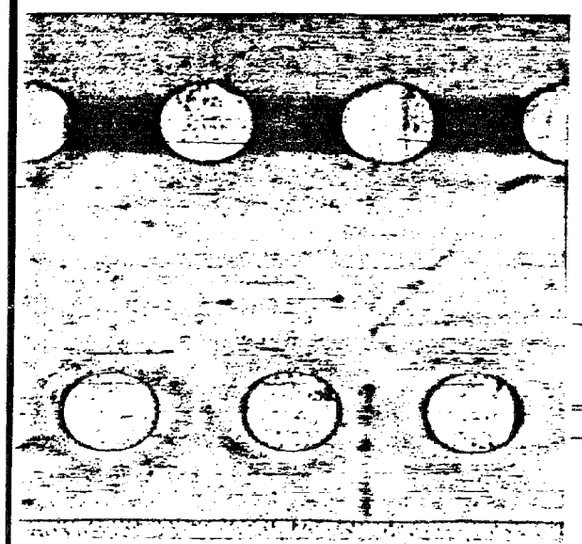
Lori Holloway
Notary Public

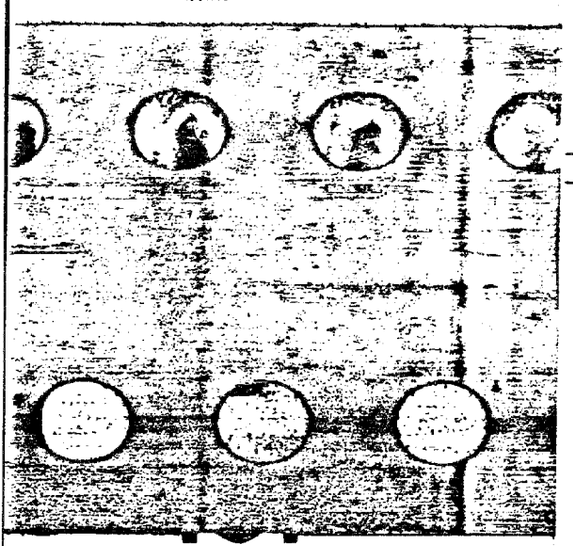
LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

4205 09/30 0101 03CHECK

319.80

DCTN01WC





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10207 PG 60

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 84000.00
				CON TX 310.80
				PRFEE 1.00
				WDEED 8.00
				TOTAL 319.80
				CHECK 319.80
			09/30/96 01	10:49 0001 4205

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0230645
IDENTIF. # REFERENCE

96 SEP 30 AM 10:46

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1036599