BOOK 10258 PG 931

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Benton Ervin et ux (NAME)	Benton Ervin (NAME)	Map 112
Box 4340 Gourley Road (STREET ADDRESS OR ROUTE NUMBER)	Box 4340 Gourley Road (STREET ADDRESS)	Parcel 4
Pegram, Tennessee 37143 (CITY) (STATE) (ZIP)	Pegram, Tennessee 37143 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) Dollars,

cash in hand paid and other good and valuable considerations, receipt of all of which is hereby acknowledged,

We, BETTY JANE FOSTER COLLINS, CHARLES ONEAL FOSTER, and WANDA CAROLYN FOSTER PIERCE and their respective spouses have this day bargained and sold, and do hereby transfer and convey unto the said Benton Ervin and wife Margie Ervin the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in the 8th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a planted stone, the northeast corner of Hendrickson Tract, said stone being in the boundary line of the Ayer & Lord Tract; running with their line north 87 1/2 deg. west 210 feet to a point in the margin of Pond Creek Road; thence with the easterly margin of said road south 24 deg. west 166 feet to a stake; thence south 87 1/2 deg. east 288 feet to a stake in line between Hendrickson and Carpenter; thence with their line north 2 1/2 deg. east 150 feet to the beginning, containing one acre, more or less.

Being the same property conveyed to Charles B. Foster and wife, Myrtle Foster, by deed from H.B. Jones and wife, Mary Edith Jones, of record in Book 2811, page 35, R.O.D.C. the said Charles B. Foster having since died on November 15, 1986, and being the same property conveyed to Betty Jane Foster Collins, Charles Oneal Foster and Wanda Carolyn Foster Pierce, from Myrtle Foster reserving unto herself a life estate by deed of record in Book 8426, page 167, R.O.D.C. Myrtle Foster having since died on October 17, 1992.

1165 11/14 0101 03CHECK 83.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me this the 13 day of November 1996

Affiant Benton Ray Ervin

My commission expires: 1-25-97 (Affix Seal)

Notary Public John Aaron Holt

unimproved ( )
This is improved (XX) property, known as 4188 Pond Creek Road, Pegram, Tennessee 37143 (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 covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered

We further covenant and bind ourselves, our 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 13 day of November 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

Wanda Carolyn Foster Pierce

Thomas C. Pierce

Betty Jane Foster Collins

Charles O'Neal Foster

LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10258 PG 932

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Wanda Carolyn Foster Pierce, Thomas Piece, Betty Jane Foster Collins Mr. Collins, Charles ONEAL FOSTER,

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 Nashville, Tennessee, *Tennessee, this* 13 *day of* November, *19* 96

John Aaron Holt
Notary Public

Commission expires 1-25-97

NOTARY PUBLIC DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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* _____ *he 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 _____

0246452
IDENTIF. ↑ REFERENCE

96 NOV 14 AM 9:59
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

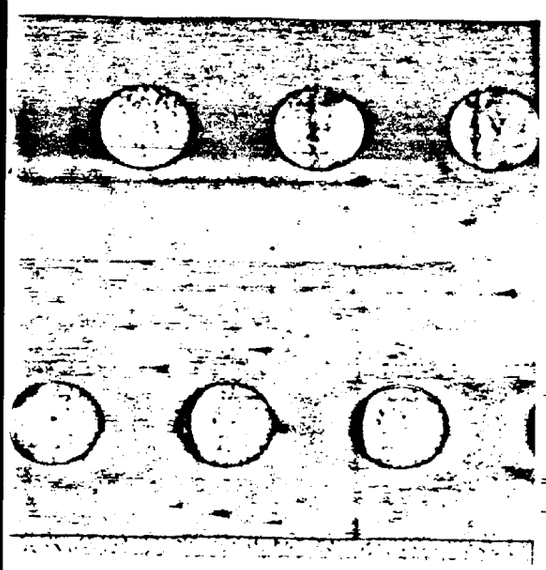
WARRANTY DEED

FROM
Betty Collins etal

TO
Benton Ervin et ux

Prepared by :
John Aaron Holt
Attorney at Law
311 White Bridge Road
Nashville, Tenn. 37209

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4431
NASHVILLE, TENNESSEE 37238



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

RECEIVED OF _____

FOR _____

BOOK 10258 PG 933

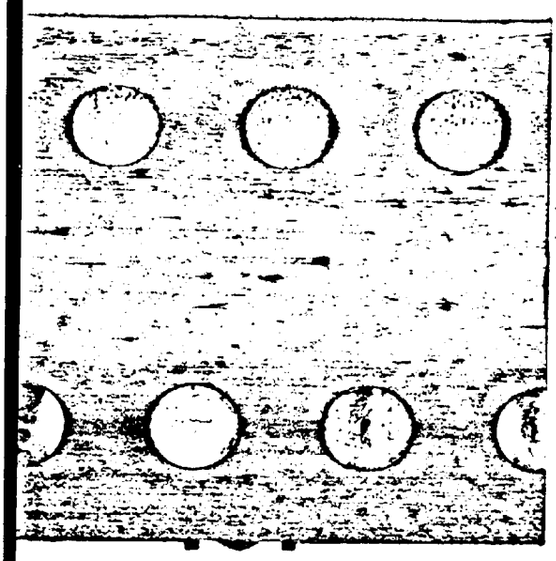
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 20000.00
CON TX 74.00
PRFEE 1.00
WDEED 8.00
TOTAL 83.00
CHECK 83.00

11/14/96 01 10:03 0001 1165

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0246452
IDENTIF. ↑ REFERENCE

96 NOV 14 AM 10:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1088053