BOOK 10265 PG 253 22

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 179,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF November, 19 96

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DAVID L. DRUMMOND (NAME)	SUNTRUST BANK, NASHVILLE, N. A. (NAME)	130-1-187
107 BLACKBURN AVENUE (ADDRESS)	P. O. BOX 305110/7TH FLOOR (ADDRESS)	07DZ-29855
NASHVILLE, TN 37205 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37230-5110 (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 ANN WILLOUGHBY PEEBLES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID L. DRUMMOND AND SUSAN B. DRUMMOND, HUSBAND AND WIFE

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 the southerly 15 feet front of Lot No. 109 and the northerly 95 feet front of Lot No. 107, on the Map of BRANSFORD REALTY COMPANY'S BELLE MEADE GOLF LINKS SUBDIVISION, of record in Book 421, pages 94 and 95, Register's Office for DAVIDSON County, Tennessee.

SAID part of Lot Nos. 107 and 109 adjoin and front 110.00 feet on the northeasterly margin of Blackburn Avenue and extends back 172 feet, more or less, on the northerly line and 124.8 feet, more or less, on the southeasterly line to a dead line in the rear, measuring 122 feet, more or less thereon.

BEING the same property conveyed to EDGAR B. PEEBLES AND WIFE, ANN WILLOUGHBY RUSSELL PEEBLES, by Quitclaim Deed from Calvin Cockrill, Trustee, of record in Book 2639, page 383, Register's Office for DAVIDSON County, Tennessee. The said EDGAR B. PEEBLES predeceased ANN WILLOUGHBY RUSSELL PEEBLES. The said ANN WILLOUGHBY RUSSELL PEEBLES has since died testate; and by Will of record in Will Book 208, page 318, Probate Court for DAVIDSON County, Tennessee, appointed EQUITABLE TRUST COMPANY OF NASHVILLE, TENNESSEE, as Executor.

*** CONTINUED ***

This is improved (X) unimproved ( ) property, known as 107 BLACKBURN AVENUE, NASHVILLE, TN 37205
(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 our hand s this 18th day of November 19 96

ESTATE OF ANN WILLOUGHBY PEEBLES

By: M. Kirk Scobey Jr.

M. KIRK SCOBEY, JR., EXECUTIVE VICE PRESIDENT

Cynthia L. Jones

CYNTHIA L. JONES, VICE PRESIDENT

Cynthia L. Jones

BOOK 10265 PG 254

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____

_____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared M. KIRK SCOBEY, JR. and CYNTHIA L. JONES with whom I am personally acquainted and who upon their oath(s) acknowledged themselves to be the EXECUTIVE VICE PRESIDENT and VICE PRESIDENT respectively of the ESTATE OF ANN WILLOUGHBY PEEBLES the within named bargainor, and corporation, and that they as such EXECUTIVE VICE PRESIDENT and VICE PRESIDENT being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said M. KIRK SCOBEY, JR. as such EXECUTIVE VICE ** and attesting the same by the said CYNTHIA L. JONES as such VICE PRESIDENT.

** PRESIDENT

Witness my hand and official seal at office at NASHVILLE, TN on this the 18th day of November 1996.

My commission expires 7/26/97

Notary Public

DYKE TAYLOR NOTARY PUBLIC AT LARGE STATE

*** LEGAL DESCRIPTION CONTINUATION

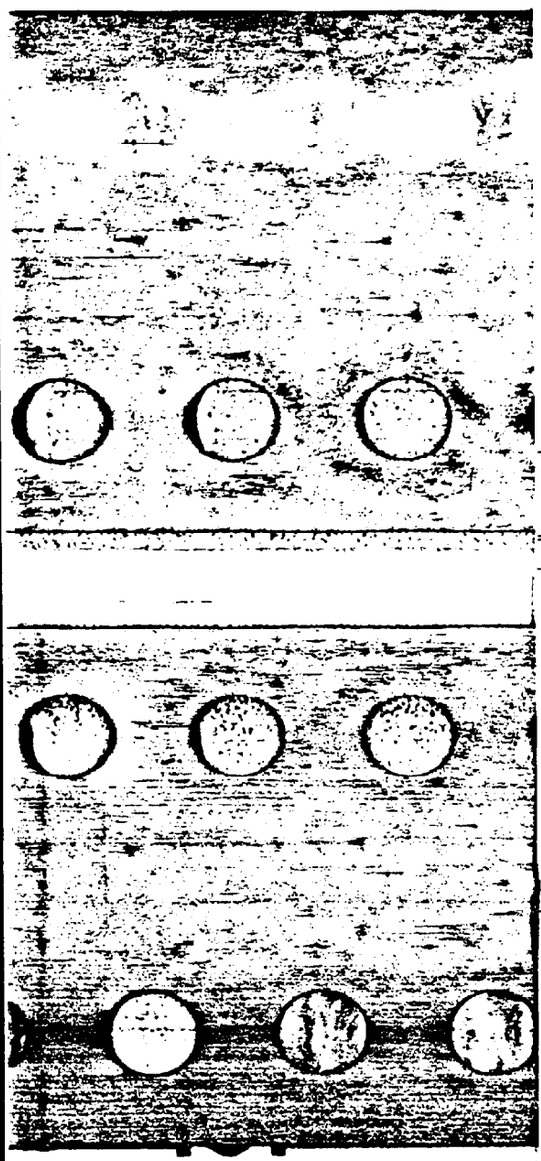
Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: Survey dated November 12, 1996, made by:
JOHN B. KOHL, III, License No. 100
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue, South
Nashville, TN 37203

024840 I
IDENTIF. ↑ REFERENCE

96 NOV 20 PM 2:16
FELIX E. ROBERTS REGISTER
DAVIDSON COUNTY, TN.

7433 11/20 0101 03CHECK 669.45



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

RECEIVED OF _____

FOR _____

BOOK 10265 PG 255

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	
				179500.00
			CON TX	660.45
			PRFEE	1.00
			WDEED	8.00
			TOTAL	669.45
			CHECK	669.45
11/20/96	01		14:18 0001	7433

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0248401
IDENTIF. ↑ REFERENCE

96 NOV 20 PM 2:
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 1090143