This Instrument Prepared By:

Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 10432 PG 45

ADDRESS NEW OWNER:
Keith B. Pitts and Deborah K. Pitts
6505 Edinburgh Drive
Nashville, Tennessee 37221

SEND TAX BILL:
To Owner

MORTGAGEE:

NONE

MAP AND PARCEL:
MAP 116-2
GROUP A
PARCEL 9.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Velton Ray Bunch hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Keith B. Pitts and wife, Deborah K. Pitts, 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. 70 on the Final Plat of Hill Place, of record in Book 7900, page 913 and pages 923 thru 932 (at Page 923), as amended by Surveyor's Certificate of Correction, of record in Book 9854, page 235 and Book 10058, page 112, as revised in Book 9700, page 190, Register's Office, Davidson County, Tennessee.

Being a part of the same property conveyed to Velton Ray Bunch by deed from H.G. Hill Realty Company, a TN Corp. of record in Book 9876, page 265, Register's Office for Davidson County, Tennessee.

This is unimproved property known as 5001 Hill Place, Nashville, TN 37205.

4447 04/29 0101 03CHECK 1259.60

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 1995 and subsequent years.

Land in Davidson County, Tennessee, being Lot No. 70 on the Final Plat of Hill Place, of record in Book 7900, page 913 and pages 923 thru 932 (at Page 923), as amended by Surveyor's Certificate of Correction, of record in Book 9854, page 235 and Book 10058, page 112, as revised in Book 9700, page 190, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Keith B. Pitts and wife, Deborah K. Pitts, their heirs and assigns, forever; and we, Velton Ray Bunch 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 28th day of April, 1997.

Velton Ray Bunch
Velton Ray Bunch James B. Wilson as atty-in-fact

Shelby Bunch
James B. Wilson as atty-in-fact

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Velton Ray Bunch the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 28th day of April, 1997.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN.

My Commission Expires: September 23, 2000

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 338,000.00.

AFFIANT

Subscribed and sworn to before me this 28th day of April, 1997.

Robert M. Loffi
NOTARY PUBLIC

ROBERT M. LOFFI ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN.

My Commission Expires: September 23, 2000

0298874
IDENTIFICATION REFERENCE

97 APR 29 AM 10:01
FELIX A. WILSON III, REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 10432 PG 47

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	
				338000.00
			CON TX	1250.60
			PRFEE	1.00
			WDEED	8.00
			TOTAL	1259.60
			CHECK	1259.60
04/29/97	01		10:02 0001	4447

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0298874
IDENTIF. ↑ REFERENCE

'97 APR 29 AM 10:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1144549