BOX 15

BOOK 10513 PG 668

LEE E. CRAWFORD NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

CONSIDERATION OR VALUE, WHICHEVER IS GREATER, OF THIS TRANSFER IS $ 149,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES March 25, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Powers	Pacific Southwest Bank	160-4 #51
(NAME)	(NAME)	
5127 Pritchett Drive	210 25th Avenue North, #500	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Nashville, TN 37203	
(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, James F. Kelton and wife, Sharon K. Kelton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James M. Powers and wife, Leslie Jarvis Powers

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 6th Civil District of Davidson County, Tennessee, being Lot No. 1101 of Pritchett Drive, on the Map of Brentwood Hall Subdivsion, Section XI, as of record in Book 2331, page 134, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to James F. Kelton and wife, Sharon K. Kelton by deed from Ronald E. Marquardt and wife, Betty Joe Marquardt of record in Book 5502, page 221, Register's Office for Davidson County, Tennessee.

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

03219976
IDENTIFICATION REFERENCE

97 JUL -1 PM 3:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9765 07/01 0101 03CHECK 563.63

unimproved ( )
(Which is Improved (X) property known as 5127 Pritchett Drive, Nashville, TN 37220
(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 unincumbered, 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 27th day of June 19 97

James F. Kelton

Sharon K. Kelton

BOX 1

BOOK 10513 PG 669

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James F. Kelton and wife, Sharon K. Kelton

the 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, this 27th day of June 1997.

Commission expires March 25, 2000

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

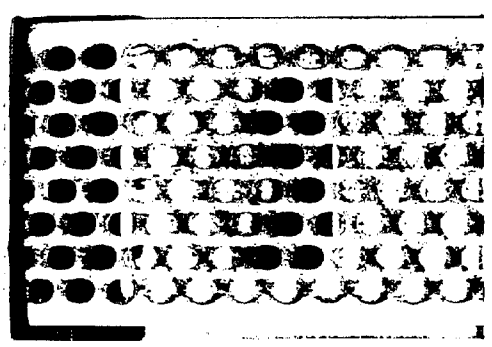
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

Warranty Deed from James F. Kelton and wife, Sharon K. Kelton, to James M. Powers and wife, Leslie Jarvis Powers.

Return to:
Stellemeier, Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215



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

RECEIVED OF _____

FOR _____

BOOK 10513 PG 670

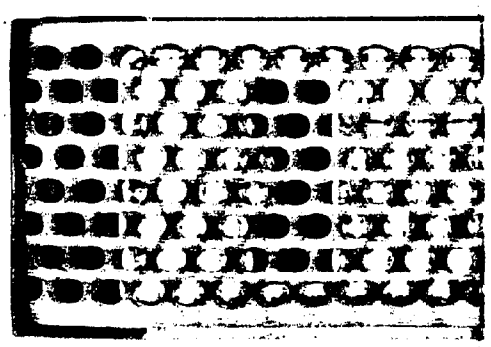
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 149900.00
CON TX 554.63
PRFEE 1.00
WDEED 8.00
TOTAL 563.63
CHECK 563.63

07/01/97 01 15:44 0001 9765

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03219 76
IDENTIFICATION REFERENCE

97 JUL -1 PM 3:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1169549