Bk 58

WARRANTY DEED

BOOK 10559 PG 368

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 152,000.00

x _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF August 19 97

_____
Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra Perez-Contreras (NAME)	New Owner (NAME)	MAP 135-14-A
604 Mt. Hood Drive (ADDRESS)	(ADDRESS)	PARCEL 104
Antioch, TN 37013 (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, Robert P. Sutherland, Jr. and wife, Margaret K. Sutherland

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sandra Perez-Contreras and Janet E. Ledbetter, both unmarried

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. 73, on the plan of Pinnacle Point Subdivision, Phase III, of record in Plat Book 6900, Pages 391, 392 and 393, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Robert P. Sutherland, Jr. and wife, Margaret K. Sutherland by deed from Richard S. Day, Jr. and wife, Mary A. Day, of record in Book 8059, Page 234, Register's Office for said County.

Restrictive covenants of record in Book 6405, Page 169, Book 7032, Page 733, Book 7058, Page 234, Book 7065, Page 959, Book 7067, Page 739, Book 7097, Page 158 and Book 10097, Page 390, Register's Office said County

This conveyance is subject to all terms and provisions of the By-Laws, of record in Book 7032, Pages 733 - 777, said Register's Office.

3773 08/06 0101 03CHECK 534.40

This is ( ) unimproved, (X) improved property, known as 604 Mt. Hood Drive, Antioch, TN 37013
(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 1st day of August 19 97

Robert P. Sutherland, Jr.

Margaret K. Sutherland

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 Robert P. Sutherland, Jr. and wife, Margaret K. Sutherland

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 1st day of August 1997.

Commission expires March 24, 2001

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

0334720
IDENTIF. & REFERENCE

97 AUG -6 AM 9:49

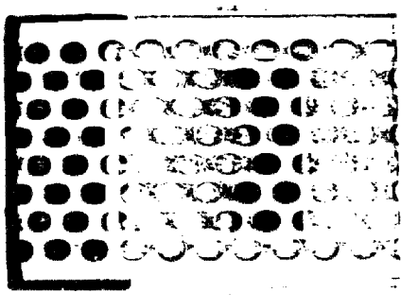
REGISTER

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10559 PG 370

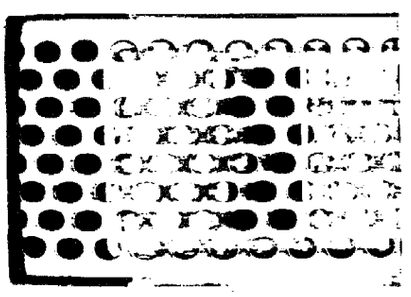
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	142000.00
CON TX	525.40
PRFEE	1.00
WDEED	8.00
TOTAL	534.40
CHECK	534.40

08/06/97 01 09:52 0001 3773

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0334720

IDENTIF. # REFERENCE

97 AUG -6 AM 9:49

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1183376