BOOK 10609 PG 841

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 190,000.00

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF September 19 97

_____
Notary Public

MY COMMISSION EXPIRES: 1 PUBLIC 2 99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN TITLE & ESCROW, INC., 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOY D. NACIONALES (NAME)	JOY D. NACIONALES (NAME)	MAP 163
1430 West Sixth Street (ADDRESS)	1430 West Sixth Street (ADDRESS)	PARCEL 095.03
San Pedro, CA 90732 (CITY) (STATE) (ZIP)	San Pedro, CA 90732 (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, CANDACE ROBIN CLARK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOY D. NACIONALES

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, described more fully as follows:

TRACT I: Being in the 2nd Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson & Hickerson Engineers, September 28, 1964 as follows: Beginning at a point on the easterly margin of Rural Hill Road at the northwest corner of the property conveyed to Richard L. Lasater, Jr. and wife, by deed from Edward P. McLendon and wife, of record in Book 3647, page 413, Register's Office for said County; thence with said Lasater's northern boundary line south 65 degrees 15 minutes east and passing his northeast corner at 300 feet, in all 870 feet; thence north 31 degrees east 150 feet; thence north 65 degrees 15 minutes west 870 feet to the easterly margin of said Road; thence with same around a curve having a radius of 632.44 feet in a southwesterly direction 152.6 feet to the beginning, containing 3 acres, more or less. (Description from prior deed)

TRACT II: Land in the 2nd Civil District of Davidson County, Tennessee, being described according to a copy of a survey made by Hickerson & Hickerson Engineers, dated November 17, 1964, revised October 15, 1965, September 28, 1964, and July 23, 1964, as follows: Beginning at a point in the southerly line of the property conveyed to Martin B. Clark, Jr. and wife, Joan K. Clark, by deed from Brentwood Estates, Inc., of record in Book 3818, page 210, Register's Office, Davidson County, Tennessee, at a point 300 feet easterly from the easterly margin of Rural Hill Road; thence South 4 degrees 00 minutes West, 100 feet to a point; thence south 65 degrees 15 minutes East, 527 feet to a point; thence North 31 degrees 00 minutes East, 100 feet to a point;

CONTINUED

unimproved ( )
This is improved (X) property, known as 1402 Rural Hill Road, 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 my hand this 11th day of September 19 97

X Candace Robin Clark
CANDACE ROBIN CLARK

thence North 65 degrees 15 minutes West, 570 feet to the point of beginning, containing 1.3 acres more or less. (Description from prior deed)

INCLUDED in the above description, but expressly EXCLUDED therefrom is the following described property conveyed to Metropolitan Government of Nashville & Davidson County, Tennessee, by deed from Martin B. Clark, Jr., unmarried, of record in Book 9287, page 708, Register's Office for Davidson County, Tennessee:

RIGHT-OF-WAY TAKE
Beginning at a point, said point being on the existing eastern right-of-way line of Rural Hill Road and on the common property line of parcels 163-00-95.03 and 163-00-172; thence along said property line S 60 28' 09" E for 34.01 feet to a point; thence along a curve to the left of radius 688.70 feet for 153.71 feet to a point on the common property line of parcels 163-00-95.03 and 163-00-95.01; thence along said property line N 60 28' 09" W for 48.87 feet to a point on the existing right-of-way line of Rural Hill Road; thence along said right-of-way line along a curve to the right of radius of 465.35 feet for 155.49 feet to the point of beginning and containing therein an area of 6581.31 square feet more or less.

TEMPORARY CONSTRUCTION EASEMENT
A tract of land beginning at the common property line of parcels 163-00-95.03 and 163-00-95.01 20 feet in width for 45 feet; thence 87 feet in width for 60 feet; thence 15 feet in width for 43 feet all of which is adjacent to the proposed right-of-way line of Rural Hill Road and containing therein an area of 4400 square feet more or less.

Being a portion of the same property conveyed to Candace Robin Clark by quitclaim deed from Candace Robin Clark, Successor Trustee of the Martin B. Clark, Jr. Revocable Living Trust Agreement dated August 9, 1995, of record in Book 10117, page 426, Register's Office for Davidson County, Tennessee.

Candace Robin Clark

Candace Robin Clark

9/11/97
Date

97 SEP 16 AM 9:53
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

03488881

8989 09/16 0101 03CHECK 716.00

BOOK 10609 PG 843

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 CANDACE ROBIN CLARK

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 11th day of September 19 97.

Commission expires 11-27-99

Vicki R. Rodgers
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, 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

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

RECEIVED OF _____

FOR _____

BOOK 10609 PG 844

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 190000.00
CON TX 703.00
PRFEE 1.00
WDEED 12.00
TOTAL 716.00
CHECK 716.00

09/16/97 01 09:55 0001 8989

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0348881
IDENTIF. ↑ REFERENCE

97 SEP 16 AM 9:53

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1198419