FILE NO. 36246
FILE BOX "7"

BOOK 10738 PG 545

FORM NO WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 198,727.75

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF DECEMBER, 1997

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JERRY C. PENDERGRASS (NAME)	S A M E (NAME)	127-244
P. O. Box 22567 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	9D 78713
Nashville, TN 37202 (CITY) (STATE) (PO ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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 I, PAUL L. EICHEL, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JERRY C. PENDERGRASS

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:

SEE ATTACHED LEGAL DESCRIPTION

IDENTIFICATION REFERENCE
97 DEC 30 PM 1:04
DAVIDSON COUNTY, TN

0138852

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to C & S FAMILY CREDIT, INC., of record in Book 7676, page 641, Register's Office for Davidson County, Tennessee, said loan now being with NATIONSCREDIT CORPORATION and to assume the unpaid balance of a note secured by a mortgage to FIRST AMERICAN NATIONAL BANK of record in Book 7884, page 479, and re-recorded in Book 7945, page 340, Register's Office for Davidson County, Tennessee and modified in Book 8030, page 541. Said loan now being with MONEY MANAGEMENT SERVICES, INC.

This is unimproved / improved X property, known as 21.14 Acres, Bellevue Manor Road 6300
(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 9th day of December, 19 97

Paul L Eichel

PAUL L. EICHEL

010103CHECK

756-30

STATE OF TENNESSEE }
Davidson County }

BOOK 10738 PG 546

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named PAUL L. EICHEL, Unmarried

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of December, 19 97

Commission Expires 1/28/98

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

LEGAL DESCRIPTION - EXHIBIT A

SCHEDULE 1
(Page One)

BOOK 10738 PG 547

A tract of land in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at an iron pin set on the south right-of-way line of Bellevue Manor Drive, a 50-foot road, the northwest corner of Lot 1, Bellevue Manor Subdivision as recorded in Plat Book 3600, page 33, Register's Office for Davidson County, Tennessee, the northeast corner of the property of Edward M. Polk, Jr., as recorded in Deed Book 4751, page 746, Register's Office for Davidson County, Tennessee, and the southeast corner of the herein described tract and proceeding: With the north boundary line of the property of Edward M. Polk, Jr. and the north boundary line of the property of James R. Frazier as recorded in Deed Book 5375, page 909, Register's Office for Davidson County, Tennessee, N 73° 53' 35" W, 570.16 feet to an existing iron pin; thence with the east boundary line of Saddle Ridge Subdivision, as recorded in Plat Book 5200, page 367, Register's Office for Davidson County, Tennessee, N 22° 52' 53" W, 179.93 feet to an existing concrete monument; thence, N 39° 50' 22" W, 1150.22 feet to an existing concrete monument; thence with a line severing the property of G. W. and W. K. Davis as recorded in Deed Book 6002, page 79, Register's Office for Davidson County, Tennessee, N 57° 59' 26" E, 708.54 feet to an existing concrete monument; thence, with the west boundary line of Bellevue Manor Subdivision, the following bearings and distances to existing concrete monuments: S 47° 29' 46" E, 127.12 feet; S 52° 08' 36" E, 169.01 feet; S 29° 12' 25" E, 162.47 feet; S 19° 38' 20" E, 215.53 feet; S 32° 20' 58" E, 145.36 feet; S 28° 54' 53" E, 116.88 feet; S 16° 19' 54" E, 443.31 feet; S 16° 15' 19" E, 414.32 feet to the point of beginning and containing 22.14 acres.

Being the same property conveyed to Paul L. Eichel by Deed from Willie K. Davis and Barbara T. Davis, his wife, dated May 30, 1984, of record in Book 6304, page 449, Register's Office for Davidson County, Tennessee, which Deed was corrected by a Deed of Correction dated July 16, 1984, of record in Book 6343, page 118, said Register's Office.

44-060

Continued.....

INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED THEREFROM is that portion of the aforesaid land bounded and described as follows:

A 1.00 Acre (more or less) tract of land in the First Civil District of Davidson County, Tennessee, being more particularly described as follows:

To get to the point of beginning (origin) of said tract, BEGIN at an iron pin set on the south right-of-way line of Bellevue Manor Drive, a 50-foot road, the northwest corner of Lot 1, Bellevue Manor Subdivision, as recorded in Plat Book 3600, page 33, Register's Office for Davidson County, Tennessee, the northeast corner of the property of Edward M. Polk, Jr., as recorded in Deed Book 4751, page 746, said Register's Office, and the southeast corner of the property of Paul L. Eichel, of record in Deed Book 6304, page 449, said Register's Office, corrected at Book 6343, page 118, said Register's Office and proceeding as follows:

With the north boundary line of the property of Edward M. Polk, Jr., and the north boundary line of the property of James R. Frazier as of record in Deed Book 5375, page 909, said Register's Office, N 73° 53' 35" W, 570.16 feet to an existing iron pin; thence, with the east boundary line of Saddle Ridge Subdivision, as of record in Plat Book 5200, page 367, said Register's Office, N 22° 52' 55" W, 179.93 feet to an existing concrete monument; thence, N 28° 29' 16" W, 788.28 feet to an iron pin, which is the point of origin (the point of beginning) of the boundaries of the herein described tract:

Thence N 42° 38' 07" W, 208.72 feet to an iron pin; thence N 47° 21' 55" E, 208.74 feet to an iron pin; thence S 42° 38' 11" E 208.72 feet to an iron pin; thence, S 47° 21' 49" W, 208.75 feet to an iron pin that is the point of origin (the point of beginning) of the boundaries of the herein described tract, and containing 1.00 acre, more or less.

44-060 Together with a permanent easement for ingress and egress to this 1.00 acre tract, from and to Bellevue Manor Road, along an existing

Continued.....

BOOK 10738 PAGE 549

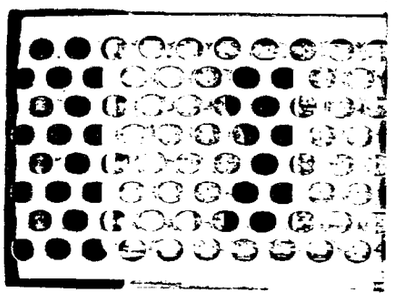
gravel road referred to in the instrument of record at Book 6491, page 11, said Register's Office.

Being a portion of the same property conveyed to Paul L. Eichel by Deed from Willie K. Davis and wife, Barbara T. Davis, of record in Book 6304, page 449, Register's Office for Davidson County, Tennessee, as corrected by Deed of Correction, of record in Book 6343, page 118, said Register's Office.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

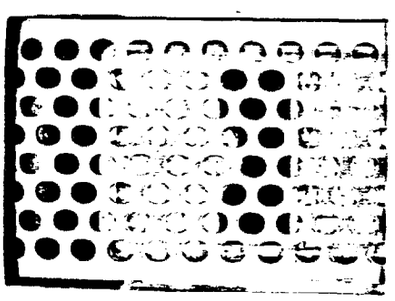
BOOK 10738 PG 550

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	
	198727.75
CON TX	735.30
PRFEE	1.00
WDEED	20.00
TOTAL	756.30
CHECK	756.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 12/30/97 01 17:10 0001 6300



03848852
IDENTIFICATION REFERENCE

97 DEC 30 PM 1:04

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

No. 1237001