BOOK 10740 PG 416

WARRANTY DEED

JENNIFER DUNLAP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 62,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF December 19 97

Jennifer Dunlap
Notary Public

MY COMMISSION EXPIRES: 5/27/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southland Title & Escrow Co., 750 Old Hickory Blvd., Suite 202, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Grant A. Myszka (NAME)	FT Mortgage Companies d/b/a (NAME)	95-5A 46.00CO
2121 Farley Place (ADDRESS)	111 Westwood Place, Suite 109 (ADDRESS)	
Nashville, TN 37210 (CITY) (STATE) (ZIP)	Brentwood, Tennessee 37027 (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, Gary A. Pearson, ~~XXXXXXXX~~ and wife, Stephanie Y. Pearson

GAP SYP

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Grant A. Myszka, unmarried

G

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, TN, BEING Lot No. 46 on the Plan of Belle Acres, Section One, of record in Plat Book 5200, page 227, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Gary Allen Pearson and wife, Victoria Dianne Pearson, by deed from Kenneth Jones, of record in Book 7577, page 776, Register's Office for Davidson County, TN, and further conveyed to Gary A. Pearson by quitclaim deed from Victoria D. Pearson of record in Book 9806, page 434, said Register's Office.

This conveyance is subject to the following: Taxes for the year 1997 have been prorated and payment thereof is expressly assumed by the herein Grantor; Restrictions of record in Book 5408, page 360; Surveyor's Certificate of Correction of record in Book 5412, apge 771; Plan of record in Book 5200, page 227; all in the Register's Office for Davidson County, TN.

unimproved ( )
This is improved (X) property, known as 2121 Farley Place, Nashville, TN 37210
(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 22nd day of December 19 97

Gary A. Pearson

Stephanie Y. Pearson

MAIL ENV.

IDENTIFICATION REFERENCE

97 DEC 31 AM 8:50

DAVIDSON COUNTY, TN. REGISTER

0385333

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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 Gary A. Pearson, ~~unmarried~~ and wife, Stephanie Y Pearson

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 Brentwood, Tennessee, this 22nd day of December 19 97.

Commission expires 5/27/2001

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 _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

JENNIFER DUNLAP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

6849 12/31 0101 03CHECK 241.73

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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 62900.00
CON TX 232.73
PRFEE 1.00
WDEED 8.00
TOTAL 241.73
CHECK 241.73
12/31/97 01 08:51 0001 6849

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0385333
IDENTIF. # REFERENCE

97 DEC 31 AM 8:50

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

No. 1237545