PICK-UP

Instr:200003020020649 Page: 1 OF 2
REC'D FOR REC 03/02/2000 1:34:30PM
RECORD FEE: $10.00
M. TAX: $0.00 T. TAX: $0.00

This Instrument Prepared By:
FRANK C. INGRAHAM, ESQ.
2100 Parkway Towers
Nashville, Tennessee 37219

Address New Owner:	Send Tax Bills To:	Map-Parcel No.
JAMES ROBERT PEARSON, Trustee PEARSON LIVING TRUST 1114 Sunnymeade Drive Nashville, Tennessee 37216	Same	Map 61-15 Page 170

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(3)(F).

James Robert Pearson
JAMES ROBERT PEARSON

Sworn to and subscribed before me this 29th day of February, 2000.

Connie J. Gardin
Notary Public
My Commission Expires: 7/22/03

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, JAMES R. PEARSON, being one and the same as JAMES ROBERT PEARSON, has this date bargained and sold, and does hereby transfer and convey unto JAMES ROBERT PEARSON, Trustee, or his successors in trust, under the revocable PEARSON LIVING TRUST, dated February 29, 2000, and any amendments thereto, certain real estate in Davidson County, Tennessee, and more particularly described as follows:

BEING Lot No. 9 of Block "A" on the Map of the Resubdivision of Sunnymeade, as of record in Book 974, Pages 56 & 57, Register's Office, Davidson County, Tennessee.

SAID Lot No. 9 fronts 60 feet on the southerly side of Sunnymeade Avenue and runs back between parallel lines 140 feet to a dead line.

BEING the same property conveyed by A. C. Briggs, Sr., and wife, Georgia Burton Briggs, to James R. Pearson and wife, Clara Myrtle Pearson, by deed of record in Book 1536, Page 367, Register's Office, Davidson County, Tennessee, the said Clara Myrtle Pearson having since died.

This property is conveyed subject to all easements, covenants and encumbrances of record.

unimproved ( )
This is improved (X) property known as:

1114 Sunnymeade Drive, Nashville, Tennessee 37216

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever 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 29th day of February, 2000.

James Robert Pearson
JAMES ROBERT PEARSON

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 ROBERT PEARSON, with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of February, 2000.

Connie L Gordon
NOTARY PUBLIC

My Commission Expires: 7/22/03

