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This deed was prepared by:
Hollis I. Moore, Jr.
Attorney at Law
N. Harding Mall
Nashville, TN 37211

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Vivian Ann Clark	Fidelity Federal S.&L. Assn. (NAME)	
Townhouse#92, Bldg 15 5510 Country Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	162-9A
Nashville, TN 37211 (CITY) (P. O. ZONE) (STATE)	Nashville TN 37219 (CITY) (ZONE) (STATE)	92 PW

FOR AND IN CONSIDERATION of the sum of ($28,337.95) Twenty-eight Thousand, Three Hundred thirty-seven ---------- Dollars, and ninety-five cents,

cash in hand paid by Vivian Ann Clark, Single, and other good and valuable consideration, the receipt of which is hereby acknowledged,

WILLIAM G. NUTT, and wife, ANITA NUTT

have this day bargained and sold, and do hereby transfer and convey unto the said

VIVIAN ANN CLARK, Single XXXXXX XXXXXX heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows: A certain Condominium Apartment in Davidson County, Tennessee, described as follows, to-wit:

Town House No. 92, Building No. 15, in a Horizontal Property Regime, as shown on the Plan of Hickory Valley Condominiums, Phase 2, as of record in Book 4460, page 133, Register's Office for said County, to which reference is here made.

Being part of the property conveyed to Randall Phillips Builders, Inc., by deed from Clyde H. Delvin, Jr., and wife, Margaret Will Delvin, of record in Book 4314, page 657, and held under the provisions of a Master Deed Establishing a Horizontal Property Regime, of record in Book 4659, page 32, Said Register's Office.

Being the same property conveyed to William G. Nutt, Single, by deed from Randall Phillips Builders, Inc., of record in Book 4723, page 428, Register' Office, Davidson County, Tennessee.

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act, as set out in Sec. 642701 et seq. of the Tennessee Code Annotated and the By-Laws for the administration thereof; all restrictions, easements, etc., rights and interests in favor of other unit owners, options, burdens, assessments and undertakings, etc., contained in the above mentioned Master Deed.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 28,337.95

Subscribed and sworn to before me, this the 8th day of April, 19 76

Affiant William G. Nutt

My commission expires: May 1, 1976 (Affix Seal)

Notary Public Virginia Sloan

This is improved (X) unimproved ( ) property, known as Townhouse No. 92, Bldg. #15, Hickory Valley Cond. (House Number) (Street) P. O. Address (City or Town) Phase II, 5510 Country Drive, Nashville, Tennessee

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Vivian Ann Clark, Single XXXXXX XXXXXX

heirs and assigns forever. we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind our heirs and representatives, to warrant and forever defend the title to said real estate to said

Vivian Ann Clark, Single

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 8th day of April, 19 76 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William G. Nutt

Anita Nutt

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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,* William G. Nutt, and wife, Anita Nutt

the within named bargainor S., with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 8th *day of* April, *19*76.

Virginia Sloan *Notary Public*

Commission expires May 1, 1976

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* ..... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ....., *this* ..... *day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

CO 28,337.95	MO
WD 41.00	MS
TD	ST 73.58
CC	ST
MR	PF .50
UCC	TOTAL 78.08

WARRANTY DEED

FROM
William G. Nutt,et ux.
TO
Vivian Ann Clark

Please return to:
Virginia Sloan,Broker
#54-5510 Country Dr.
Hickory Valley
Nashville,Tenn.37211

D 44410

TENNESSEE REFERENCE

APR 13 10 44 AM '76

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS