This Form furnished by Attorneys Title Company, Inc.

L# 111676-0

Form No. WD-3

FROM

LUCILLE JOHNSON NELSON, a single person

TO

DAVID L. WILLIAMS

For draftsman's use

Prepared by: BOOK 5107 PAGE 612

John T. Conners, Jr.
Boult, Cummings, Conners & Berry
21st Floor, First American Center
Nashville, Tennessee 37238

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Williams (NAME)	Fidelity Federal Savings & Loan (NAME) Association	Map 117-2C
608 Timber Lane (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 5-5A
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	FB 7DA-28020

(FOR REGISTER'S USE)

T
IDENTIF. REFERENCE

JAN 20 2 39 PM '77

FELIX P. DYER, REGISTER
DAVIDSON COUNTY, TENN.

D86093

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 52,500.00 David L. Williams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS, THE 19th DAY OF January, 19 77

Notary Public

MY COMMISSION EXPIRES: May 20, 1980

(AFFIX SEAL)

For and in Consideration of the sum of TEN and no/100 ($10.00) ---------- DOLLARS

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, I, LUCILLE JOHNSON NELSON, single hereinafter called the Grantor,

JAN20 77 CONV 52,500.00
JAN20 77 S'TAX B* 136.50
JAN20 77 PR'FEE B* .50
JAN20 77 W'DEED B* 6.00 * 143.00

have bargained and sold, and by these presents do transfer and convey unto the said DAVID L. WILLIAMS, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING a part of the Plan of Regency Park Condominium Tract, as shown per plat of record in Plat Book 3700, pages 111 and 112, Register's Office for said County.

Unit No. 5 on said plat, together with the carport designated No. 5-A as shown in and described by the Master Deed Establishing Horizontal Property Regime with respect to Regency Park Condominium.

Being the same property conveyed to Lucille Johnson Nelson by deed from Sarah S. Jacoway Perry of record in Book 4838, page 19, Register's Office for Davidson County, Tennessee.

Together with each and all of the rights, privileges and appurtenances thereto belonging, as set forth in the said Master Deed, Surveyor Plans and Administration By-Laws recorded in Book 3815, page 778, said Register's Office, including, without limitation, such unit's undivided percentage interest in the land and general common elements.

This conveyance is made subject to the following:

1. Repurchase and option agreements of record in Book 3907, page 839, Register's Office for Davidson County, Tennessee.

2. Limitations and conditions imposed by the "Horizontal Property Act" as set out in Code Sections 64-2704 to 22, both inclusive of the Tennessee Code Annotated, as amended.

3. Terms, provisions, covenants, conditions, easements and rights established by and contained in the Master Deed of Woodlawn Manor, Inc., Condominium, a Horizontal Property Regime, filed September 25, 1964, and recorded in Book 3815, page 778, said Register's Office, including the plat recorded in Book 3700, pages 111 and 112, said Register's Office; and the By-Laws of Woodlawn Manor, Inc., Condominium Association, recorded in Book 3815, page 788, said Register's Office; and amendment to the By-Laws of record in Book 4364, page 381, and in Book 4767, page 431, Register's Office for Davidson County, Tennessee.

4. Any lien or other obligation to pay assessments for pro-rated expenses of administration and of maintenance and repair of the common elements, general and limited, of the building and any other expense lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insurance indemnity is insufficient to cover the cost of such reconstruction, as set out in Master Deed of record in Book 3815, page 778, Register's Office for Davidson County, Tennessee.

5. To 1977 taxes, which have been prorated and assumed by Grantee.

This is unimproved ( ) improved (X) property, known as 608 Timber Lane, Nashville, Tennessee 37215
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said David L. Williams, his heirs and assigns, forever.

And I do covenant with the said David L. Williams that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, Lucille Johnson Nelson, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said David L. Williams, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 19th day of January, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Lucille Johnson Nelson

Lucille Johnson Nelson, Single

BOOK 5107 PAGE 614

Form No. WD3b

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Anne Q. McGuigan, a Notary Public in and for said County and State, the within named Lucille Johnson Nelson

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

Witness my hand and official seal at Nashville, Tennessee, this 19th day of January, 19 77.

Anne Q. McGuigan, Notary Public

Commission Expires May 28, 1980

ANNE Q. McGUIGAN NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
County of

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

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

_____, Notary Public

Commission Expires _____

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 _____.