Third National Bank Building, Nashville, Tennessee 511119-8

511198

WARRANTY DEED

BOOK 5274 PAGE 217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John D. O'Connor, un-married (NAME:)	Fidelity Federal Savings & Loan Assn. (NAME:)	64-12A
130 Saddle Tree Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par 1302
Hermitage, Tennessee 37076 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

For and in Consideration of the sum of Thirty-Six Thousand, Seven Hundred ($36,700.00) ---------- *DOLLARS*

paid by JOHN D. O'CONNOR, an unmarried man, receipt and sufficiency of which is hereby acknowledged, HARRIS A. GILBERT, Trustee, and NORMAN W. GINSBERG, Trustee,

APR 17 78	CONV	36,700.00			
APR 17 78 S'TAX			B*	95.42	
APR 17 78 PR'FEE			B*	.50	
APR 17 78	W'DEED		B*	6.00	* 101.92

We have bargained and sold, and by these presents do transfer and convey unto the said JOHN D. O'CONNOR, his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being a certain building identified as property map No. 130 as shown on the plan of Fox Run Section One (A Condominium), of record in Book No. 4860, Page 52, in said Register's Office and being a part of Tract No. 1 of the property conveyed to Harris A. Gilbert, Trustee, and Norman W. Ginsberg, Trustee, by deed from Kyle R. Weems, being of record in Book 5171, Page 915, R.O.D.C.

E60205

IDENTIF. REFERENCE

APR 17 2 38 PM '78

FEE $ 2.75 RUBY D. BEECHER REGISTER DAVIDSON COUNTY, TENN.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,700.00

Subscribed and sworn to before me, this the 14th day of April 19 78

Affiant

My commission expires: 1-18-82 (Affix Seal)

Notary Public

Conveyance of such property is made expressly subject to the following: (1) The plan of record in Book 4860, Page 52, said Register's Office, shows an owner's certificate, and certain easements; (2) Terms, conditions, provisions, covenants, easements and rights established by and contained in the Master Deed Establishing a Horizontal Property Regime of Fox Run, Section I, of record in Book 4956, Page 582, said Register's Office, and the By-Laws of the Fox Run Condominium Association of record in Book 4956, Page 590, Register's Office for Davidson County, Tennessee; (3) By instrument dated December 3, 1970, recorded in Book 4465, Page 102, Register's Office for Davidson County, Tennessee, said property is restricted against use as a cemetary or for cemetary related purposes for a period of 25 years from date; (4) A portion of the premises has been platted of record in Plat Book 4860, Page 52, said Register's Office, showing Fox Run Condominium, Section I, and that portion of the premises is subject to all matters shown on said plat; (5) taxes for the current year which have been prorated and the payment of which has been assumed by the grantee.

This is improved XX unimproved ( ) property, known as 130 Saddle Tree Court, Hermitage, Tennessee 37076
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenanccs, estate, title and interest thereto belonging to the said John D. O'Connor, his *heirs and assigns, forever.*

And we *do covenant with the said* John D. O'Connor, *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.* (see above restrictions)

And we *do further covenant and bind* our *heirs and representatives, to warrant and forever defend the title to the said land to the said* John D. O'Connor, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 14th *day of* April, *19* 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Harris A. Gilbert, Trustee
HARRIS A. GILBERT, Trustee

Norman W. Ginsberg, Trustee
NORMAN W. GINSBERG, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Dorothy C. Brooks, a Notary Public in and for said County and State, the within named HARRIS A. GILBERT, Trustee,

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

Witness my hand and official seal at Nashville, Tennessee, this 14th day of April, 19 78.

Dorothy C. Brooks, Notary Public.

Commission Expires 1/18/82

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary Ann Thompson, a Notary Public in and for said County and State, the within named NORMAN W. GINSBERG, Trustee,

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

Witness my hand and official seal at Nashville, this 14th day of April, 1978.

Mary Ann Thompson, Notary Public.

My Commission Expires JAN. 26, 1980

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.....