This instrument prepared by Barksdale, Whalley, Gilbert & Frank, Seventh Floor, Third National Bank Building,

WARRANTY DEED

Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne Copas and wife, Barbara R. Copas (NAME)	~~Same~~ Fidelity Federal S&L (NAME)	64-12-A-148
148 Jackson Trace (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	
Hermitage, Tenn. 37076 (CITY) (P. O. ZONE) (STATE)	Nashville TN 37219 (CITY) (ZONE) (STATE)	

BOOK 5332 PAGE 942

For and in Consideration of the sum of

--Forty-Four Thousand Nine Hundred and no/100------ *DOLLARS*

paid by Wayne Copas and Wife, Barbara R. Copas, receipt and sufficiency of which is hereby acknowledged, Norman A. Wade and wife, Dale P. Wade.

We *have bargained and sold, and by these presents do transfer and convey unto the said* Wayne Copas and wife, Barbara R. Copas, their *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. 148 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 Norman A. Wade and wife, Dale P. Wade, by deed from Harris A. Gilbert and Norman W. Ginsberg, Trustee, being of record in Book 5216, page 542, R.O.D.C.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 44,900.00

Subscribed and sworn to before me, this the 30 day of Aug 1978

Affiant

My commission expires: 5/4/80 (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.

Deed of Trust executed by Norman A. Wade and wife, Dale P. Wade, to Vaden Lackey, Jr., Trustee, of record in Book 5216, page 545, said Register's Office, dated October 27, 1977, to secure to Fidelity Federal Savings and Loan Association, an indebtedness in the amount of $38,650.00, and any other sums which may be and become payable under the terms thereof, including but not limited to principal, interest and service fee. (See instrument for complete terms and conditions, as well as possible rights and options of the mortgagee, including rights respecting assumption of the debt secured thereby.)

This is unimproved ( ) improved (XX) property, known as 148 Jackson Trace, 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 appurtenances, estate, title and interest thereto belonging to the said Wayne Copas and wife, Barbara R. Copas, their *heirs and assigns, forever.*

And we *do covenant with the said* Wayne Copas and wife, Barbara R. Copas, *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* Wayne Copas and wife, Barbara R. Copas *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands *this* 30 *day of* August, 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.*

Norman A. Wade
NORMAN A. WADE

Dale P. Wade
DALE P. WADE

E 8 6 4 9 3

IDENTIF. REFERENCE

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SEP 1 1 15 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-1 78	CONV	44,900.00			
SEP-1 78	S'TAX		B*	116.74	
SEP-1 78	PR'FEE		B*	.50	
SEP-1 78	W'DEED		B*	6.00	* 123.24

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Lloyd H. Griffin, *a Notary Public in and for said County and State,* Norman A. Wade and Dale P. Wade

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* 30 *day of* August, *19* 78

Commission expires 8/4/80 Lloyd H. Griffin *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* .....

the within named 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 ..... *Tennessee, 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.....