79-12-23 FILE BOX 4

2980 12/20 80.92- CHECK

FORM NO. WD-1

STATE OF TENNESSEE } BOOK 5546 PAGE 375
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,666.78

Richard W. Hatfield
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF DECEMBER, 1979.

Notary Public

MY COMMISSION EXPIRES: 6/7/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTORNEYS, 1208 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
RICHARD W. HATFIELD (NAME)	FIDELITY FEDERAL S & L ASSOCIATION (NAME)	2D-59592
1600 Whites Creek Pike (STREET ADDRESS OR ROUTE NUMBER)	401 UNION STREET (STREET ADDRESS)	Map 136-3A
NASHVILLE, TENNESSEE 37214 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE 37219 (CITY) (STATE) (ZIP)	Par 12

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, EDGAR JAMES UTLEY III AND DEBRA C. UTLEY (BALLARD)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD W. HATFIELD

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:
A certain condominium apartment in Davidson County, Tennessee, described as follows, to-wit:

Townhouse #12, Building #2, in a Horizontal Property Regime which is located on the Plat of Priest Lake Park Condominium Townhouses, Phase 1, which is of record in Book 4460, page 88, in the Register's Office for Davidson County, Tennessee,reference to which plat is hereby made.

BEING the same property conveyed to Edgar James Utley III and wife, Debra C. Utley by deed from Megan Anne Eaton, unmarried of record in Book 5317, page 15, Register's Office for Davidson County, Tennessee., THE PARTIES HAVING SINCE BEEN DIVORCED.

This conveyance is made subject to the provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated, to the By-Laws for administration thereof; to easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon, and including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime with respect to Priest lake Park Condominium Townhouses, of record in Book 4651, page 412,Register's Office for Davidson County, Tennessee, as amended in Book 5083, page 417,Book 5189, page 671 and Book 4943, page 692, said Registefs Office.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 5317, page 15, said Register's Office, payable according to the terms and conditions therein.

unimproved ( )
This is improved (X) property, known as Unit #12, Bldg. 2 (House Number) 4000 ANDERSON ROAD (Street) NASHVILLE (P. O. Address) TENNESSEE (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 our hand s this 18th day of DECEMBER 1979

Edgar James Utley III
EDGAR JAMES UTLEY III

Debra C. Utley Ballard
DEBRA C. UTLEY (BALLARD)

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EDGAR JAMES UTLEY III AND DEBRA C. UTLEY (BALLARD)

the bargainors, 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 18th day of DECEMBER, 1979

Commission expires 6/7/80

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

EDGAR JAMES UTLEY III AND

DEBRA C. UTLEY (BALLARD)

TO

RICHARD W. HATFIELD

F 6 8 9 7 0

IDENTIF. REFERENCE

Dec 20 10 20 AM '79

REGISTER
DAVIDSON COUNTY, TENN.

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BK5546 PAGE 375

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

31666.78- CO
82.42 CO TX
.50 PRFEE
6.00 WDEED
CHECK 88.92-
2980A12/20/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F68970

TOSHIBA REFERENCE

DEC 20 10 20 AM '79

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 732636