1372

BOOK 5586 PAGE 290

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Willard A. Mesna and wife, Elaine T. Mesna and David Mesna C-4, Hobbs House Condominiums	Fidelity Federal Savings & Loan Association 401 Union	131-2A #13
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee 37219	7DA-79118
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to Fidelity Federal Savings & Loan Association, secured by a deed of trust of record in Book 5355, page 274, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith

J. TIMOTHY COSTELLO and wife, KAREN S. COSTELLO

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

WILLARD A. MESNA and wife, ELAINE T. MESNA and DAVID MESNA

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Unit No. C-4, of Hobbs House Condominium Apartments, as shown on the plat of record in Book 4595, page 74, as amended in Book 5200, page 54, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5289, page 515, Register's Office for said County, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Hobbs House Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 5289, page 515, Register's Office for said County, are incorporated in this deed by reference and made a part hereby the same as though copied herein.

Being the same property conveyed to J. Timothy Costello and wife, Karen S. Costello by deed from Andrews Properties, Inc., of record in Book 5355, page 272, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,000.00

Subscribed and sworn to before me this the 1st day of April 19 80

Affiant

My commission expires 2/23/81 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property known as 3 (House Number) (Street) P.O. Address: C-4, Hobbs House Condominiums, Nashville, Tennessee (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said realestate in fee simple, have a good right to convey it, and that the same is unencumbered. except for 1980 taxes; deed of trust in Bk.5355, p.274;plan in Bk.4595,p.74,amended in Bk.5200,p.54; and as set out above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 1st *day of* April, *19* 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

J. Timothy Costello
J. Timothy Costello

Karen S. Costello
Karen S. Costello

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
[illegible] FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, *a Notary Public in and for said County and State,* J. Timothy Costello and wife, Karen S. Costello

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* 1st *day of* April, *19* 80.

Gail Pigg *Notary Public*

Commission expires 2/23/81

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 .....

WARRANTY DEED

FROM

J. Timothy Costello et ux

TO

Williad A. Mesna et ux

83342

IDENTIF. REFERENCE

APR 3 8 14 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5586 PAGE 292

FOR

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
			45000.00- CO	
			117.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 123.50-	
1372A04/03/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 83342

IDENTIF. REFERENCE

APR 3 8 14 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 750357