[redacted]

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5597 PAGE 195

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
			540.00- MO	
			3.40 MO TX	
			.50 PREE	
			6.00 TOTAL	
			CASH	9.90-
6730405/01/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 87593

MAY 1 2 02 PM '80

No. 755509

[redacted]

BOOK 5597 PAGE 196

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Darrell McCafferty and wife,

Connie McCafferty

TO

Stanley A. Coward and wife,

Diane J. Coward

For draftsman's use

THIS INSTRUMENT PREPARED BY:

Timothy R. Turner, Atty.
237 Old Hickory Blvd.
Nashville, Tennessee 37221

mail

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stanley A. Coward, etux (NAME)	Commerce Union Bank (NAME)	142-5C
925 Todd Preis (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place (STREET ADDRESS)	48
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, TN (CITY) (STATE) (ZIP)	9D-65599

F87594

(FOR REGISTER'S USE)

IDENTIFICATION REFERENCE

MAY 1 2 09 PM '80

REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$65,245.50 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April 1980.

Notary Public

MY COMMISSION EXPIRES: May 28, 1980

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid, and for the further consideration of the assumption of the remaining unpaid balance of a certain promissory note dated February 21, 1979 in the original principal amount of $55,550.00 made payable to Commerce Union Bank of Nashville, Tennessee, said note being secured by Deed of Trust of record in Book 5397, page 644, Register's Office for Davidson County, Tennessee, and for other good and valuable considerations, the receipt for all of which is hereby acknowledged, we, DARRELL McCAFFERTY and wife, CONNIE McCAFFERTY

have bargained and sold, and by these presents do transfer and convey unto the said STANLEY A. COWARD and wife, DIANE J. COWARD and their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. R-405, together with the Carport designated No. R-405-C in River Plantation, Section Four, a Condominium, A Horizontal Property Regime, located on Todd Preis Drive, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Four, Condominium Apartments, recorded in Book 4860, page 17, 18, and 19, of the Register's Office for said County, as amended in Book 4860, pages 107, 108 and 109, and described in a Master Deed recorded in Book 4892, page 440, amended in Book 4956, page 756, of the Register's Office for Davidson County, Tennessee, 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 River Plantation, Section Four, Condiminium Apartments, contained in the Master Deed and the By-laws appended thereto, recorded in Book 4892, page 456, of the Register's Office of Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Darrell McCafferty and wife, Connie McCafferty by deed from Jerry R. Fink and wife, Helen O. Fink of record in Book 5397, page 642, Register's Office for Davidson County, Tennessee.

[redacted]

BOOK 5597 PAGE 197

WD-2

This is unimproved ( ) improved (X) property, known as 925 Todd Preis Drive, Nassville, TN 37221
(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 Stanley A. Coward and wife, Diane J. Coward their heirs and assigns, forever.

And we do covenant with the said Stanley A. Coward and wife, Diane J. Coward 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, except for 1980 taxes; the plan of record in BK 4860, pg 17-19; amended in BK 4860, pg 107-109; easements in BK 4675, pg 127, BK 3700, pg 6, BK 174, pg.70, BK 2274, pg547, and as set out above.

And we, Darrell McCafferty and wife, Connie McCafferty do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Stanley A. Coward and Diane J. Coward their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 25th day of April, 1980

Darrell McCafferty
Connie McCafferty

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Darrell McCafferty and wife, Connie McCafferty

the 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 25th day of April, 1980.

Timothy R. [illegible] Notary Public.

Commission expires May 28, 1980

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 singing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires .

05/01 76.02-1K

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