This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5639 PAGE 814

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
C. K. McLemore, III	First Franklin Savings & Loan Assn.	131-10-96
(NAME) Apt. M-14 5025 Hillsboro Road	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37215	(STREET ADDRESS) Franklin Tenn	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by C. K. McLemore, III and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Virginia Beard, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said C. K. McLemore, III

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

Land in Davidson County, Tennessee, being Unit No. 96 as shown on the Plat of Georgetown Apartments, a condominium, of record in Book 5200, page 4, Register's Office for Davidson County, Tennessee, together with an undivided .329% interest in the common elements of 5025 Hillsboro Homeowner's Association, as described in Book 5211, page 325, et seq., said Register's Office. Said Unit is also known as Apartment No. 14-M.

Being the same property conveyed to Virginia Beard by deed from William MacFarlane Wilson, of record in Book 5612, page 976, Register's Office for said County.

This conveyance is subject to terms, provisions, covenants, conditions, easements and rights contained in the Master Deed of record in Book 5211, page 325, Register's Office for said County, including the plat recorded in Book 5200, page 4, said Register's Office, and the By-Laws of record in Book 5211, page 325, said Register's Office; and an easement for sanitary sewers and/or storm drainage improvements of record in Book 4308, page 575, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,600.00

Subscribed and sworn to before me, this the 19th day of August 19 80

Affiant

My commission expires: 1-26-81 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 5025 Hillsboro Road, Apt. M-14, Nashville, Tennessee 37215
(House Number) (Street) P.O. Address: (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 real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

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 19th *day of* August, 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Virginia Beard

Virginia Beard

BOOK 5639 PAGE 815

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara D. Knight, *a Notary Public in and for said County and State,* Virginia Beard, unmarried

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

Witness my hand and official seal at Nashville, Tennessee *this* 19 *day of* Aug., *19* 80

Barbara D. Knight *Notary Public*

Commission expires 1-26-81

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.....

6876

WARRANTY DEED

FROM
Virginia Beard

TO
C. K. McLemore, III

G. O. 3. 4. I. I.

IDENTIF. REFERENCE

AUG 20 10 10 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

Mail 1st Franklin Federal
101 E. Main St
Franklin, Tenn

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			42600.00- CO	
			110.76 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 117.26-	
6876A	08/20/80		BAL - .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK —

G.O. 3.4.1.1.

T
IDENTIF. REFERENCE

Aug 20 10 10 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 774916