File 2½

Prepared by:
Paul Parker
Suite 900
315 Union Street
Nashville, TN

WARRANTY DEED

BOOK 6054 PAGE 31

Address New Owner(s) as Follows:	Send Tax Bills To:	Map Parcel Numbers
Cynthia K. Stow 3343 Acklen Avenue Nashville, Tennessee	Community Federal S & L Association 2701 Jefferson Street Nashville, Tennessee 37208	Map 104-6, Parcel 104 Map 104-6, Parcel 105

FOR AND IN CONSIDERATION of the sum of One Hundred Forty Thousand and No/100 Dollars, cash in hand paid, the receipt of which is hereby acknowledged, The University of Vermont and State Agricultural College, a Vermont not for profit corporation by these presents has this day bargained and sold, and does hereby transfer and convey unto the said Cynthia K. Stow, her (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lots Nos. 75, 76 and the southerly one-half of Lot No. 74 on the Plan of West End Heights, as of record in Book 332, pages 124 and 125, Register's Office for said County.

Said Lots Nos. 75, 76 and the southerly one-half of Lot No. 74 adjoin and front together 150 feet on the southerly side of Love Circle and extends back 183feet along the southeasterly line of Lot No. 76 and 224-1/2 feet more or less along the northwesterly side of the southerly one-half of Lot No. 74, to an alley in the rear, on which they measure 195 feet.

The above described property was conveyed to The University of Vermont and State Agricultural College, a Vermont not for profit corporation, by deed from Robert L. Knauss and wife, Angela T. Knauss, by deed of record in Book 6006, Page 747, Register's Office for Davidson County, Tennessee.

The said property is being conveyed expressly subject to 1983 taxes, a lien but not yet due and payable, which are assumed by the Grantee.

STATE OF VERMONT
COUNTY OF CHITTENDEN

The actual consideration or value whichever is greater, for this transfer is $140,000.00.

Affiant
Ben R. Forsyth
Vice President for Administration

Subscribed and sworn to before me
this 25th day of April, 1983.

Notary Public
My Commission Expires: 2/10/87

This is Improved X property, known as 3343 Acklen Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Cynthia K. Stow, her (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 our heirs and representatives, to warrant and forever defend the title to said real estate to said Cynthia K. Stow, her (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 25th day of April, 1983, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

THE UNIVERSITY OF VERMONT AND STATE AGRICULTURAL COLLEGE

By: Ben R. Forsyth

Title: Ben R. Forsyth
~~Vice President for Administration~~

STATE OF VERMONT
COUNTY OF CHITTENDEN

Before me, Lee B. Liggett, a Notary Public of the State and County aforesaid, personally appeared Ben R. Forsyth, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice President for Administration of the University of Vermont and State Agricultural College, the within named bargainor, a corporation, and that he as such Vice President for Administration, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice President for Administration.

Witness my hand and seal, at my office in Burlington, Vermont, this 25th day of April, 1983.

Lee B. Liggett
Notary Public

My Commission Expires: February 1987

LEE B. LIGGETT NOTARY PUBLIC CHITTENDEN CO. VT

H 47005

IDENTIF. REFERENCE

MAY 10 3 47 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6054 PAGE 321

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

140[illegible].50- CO
364.00 CO TX
.50 PRFEE
6.00 MDEED
CHECK 370.50-
6497A05/10/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H47005.1

IDENTIF. REFERENCE

MAY 10 3 47 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 948023