FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 152,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF OCTOBER, 83

Notary Public

MY COMMISSION EXPIRES: 10/19/86
(AFFIX SEAL)

BOOK 6153 PAGE 406

FILED

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES J. SANDERS, JR. (NAME)	S A M E (NAME)	117-13-A-134
2701 Abbott Martin Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	070A-7611.0
Nashville, Tenn. 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, I, PHILANCY N. HOLDER, a widow,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES J. SANDERS, JR., and wife, AILEEN C. SANDERS,

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, being Unit No. 6-A, Pointset Condominiums, a Horizontal Property Regime, as shown on Exhibit "B", to Master Deed of Lots Nos. 5 and 6, Pointset Condominium, of record in Book 5158, page 261, Register's Office for said County, and being located on Lot No. 6 on the Plan of Pointset, as of record in Book 5050, page 65, said Register's Office, to which reference is here made, together with appurtenant interest belonging thereto as set out in Master Deed of record in Book 5158, page 244, said Register's Office.

BEING the same property conveyed to William M. Holder and wife, Philancy N. Holder by deed from Creason Clayton Construction Co., Inc., of record in Book 5229, page 146, Regiter's Office for Davidson County, Tennessee. The said William M. Holder having since died.

H 7.8836

IDENTIF. REFERENCE

OCT 7 12 51 PM '83

FEE

DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 2701 Abbott Martin Road, Nashville, Tennessee 37215
(House Number) (Street) (P. O. Address) (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 my hand this 3rd day of October, 19 83

PHILANCY N. HOLDER Philancy N. Holder

10/07 403.00

1961

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 PHILANCY N. HOLDER, a widow, the 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 3rd day of October, 1983.

Commission expires 10/13/86

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

PHILANCY N. HOLDER, a widow

TO

CHARLES J. SANDERS, JR., et ux

AILEEN C. SANDERS

PLEASE FILE BOX "7"

PREPARED BY:

SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238

Phone: 259-3666

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

152500.00- CAMT.
396.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 403.00-
3561A10/07/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7.8836

IDENTIF. REFERENCE

OCT 7 12 51 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 984650