| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS: |
|---|---|---|
| Penny J. Ragsdale | Same | Map 104-9 |
| (NAME) | (NAME) | Par. 179 |
| 3721 West End Avenue | | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37205 | | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

## WARRANTY DEED

BOOK 6186 PAGE 32

For and in consideration of the sum of --TEN AND 00/100 (10.00)---------- DOLLARS cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; we, CHARLES J. SANDERS, JR. and wife, AILEEN C. SANDERS,

have bargained and sold, and by these presents do transfer and convey unto the said PENNY J. RAGSDALE,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain condominium apartment in Davidson County, Tennessee, described as follows:

Unit No. B in 3721 West End Avenue, a horizontal property regime, which is located on the plat of Resubdivision Lot 2 in Block "C" Bransford Realty Company's Golf & Country Club subdivision, of record in Book 4350, Page 110, Register's Office for said County.

Being the same property conveyed to Charles J. Sanders, Jr. and wife, Aileen C. Sanders, by deed from Fred R. Webber, Jr., Trustee, of record in Book 4537, Page 376, Register's Office for said County.

Said property is conveyed subject to Tennessee "Horizontal Property Act" as the same is set out in Section 64-2701, et seq. of the Tennessee Code Annoted, and to the By-Laws fo the administration thereof; also subject to easements, rights, conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing A Horizontal Property Regime of 3721 West End Avenue, of record in Book 4493, Page 498, as amended by instrument of correction of record in Book 4526, Page 195, Register's Office for Davidson County, Tennessee.

H 89648

IDENTIF. REFERENCE

DEC 2 9 09 AM '83

FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as Unit B, 3721 West End Avenue
(House Number) (Street)

Nashville Tennessee 37205
(P. O. Address) (City or Town) (Zip Code)

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.

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 December, 19 83.

Charles J. Sanders, Jr.

Aileen C. Sanders

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6186 PAGE 33

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles J. Sanders, Jr. and wife, Aileen C. Sanders,

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 1st day of December, 19 83.

My commission expires October 20, 1985 Notary Public Eunice Miller

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 240,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me
this 1st day of December, 19 83.

My commission expires 10-20-85 Notary Public Eunice Miller

| This instrument was prepared by: | |
|---|---|
| O. B. Hofstetter, Jr., Attorney | Suite 500, 230 Fourth Avenue North<br>Nashville, TN 37219 |
| Name | Address |

WARRANTY DEED

FROM

CHARLES J. SANDERS, JR. and wife,

AILEEN C. SANDERS

TO

PENNY J. RAGSDALE

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

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

BOOK 6186 PAGE 34

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 |
|---|---|---|---|---|

240000.00- CAMT.
624.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 630.50-
6523A12/02/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 8 9 6 4 8

IDENTIF. REFERENCE

Dec 2 9 09 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 997221