FORM NO. WD-1

BOOK 6187 PAGE 853

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,410.00

Janice Ward Irby
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December, 1983.

Notary Public

MY COMMISSION EXPIRES: 4-19-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janice Ward Irby (NAME)	Buckeye Federal Savings and Loan Assoc. (NAME)	108-3-A
933 Patio Drive (STREET ADDRESS OR ROUTE NUMBER)	36 Gay Street (STREET ADDRESS)	40
Nashville, TN. 37214 (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio 43215 (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, TennReal Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janice Ward Irby, Unmarried

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 Condoninium Unit and Lot in Davidson County, Tennessee, described as follows: Lot No. 24, Unit No. 40, in a Horizontal Property Regime as shown on the Condominium Site Plan of Phase II of Section 3, Patio Villa as of record in Plat Book 5200, page 495, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to TennReal Inc. by deed from Buford Dorris Waggoner, Sr., Executor of the Estate of EmmaLee Waggoner, of record in Book 5912, page 922, said Register's Office.

THIS conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 5970, page 829, and re-recorded in Book 6014, page 978, said Register's Office.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved (X) unimproved ( ) property, known as 933 Patio Drive, (House Number) (Street) Nashville, TN. 37214 (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 2nd day of December, 19 83

TennReal Inc.

By: Harold Reeves

Harold Reeves, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Harold Reeves and _____ with whom I am personally acquainted and who upon (his oath) ~~(his oath)~~ acknowledged (himself) ~~(themselves)~~ to be the President and _____ respectively of the TennReal Inc. the within named bargainor, a corporation, and that (he) ~~(the)~~ as such President 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 Harold Reeves as such President and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville on this the 2nd day of December, 1983

My commission expires 4-19-87

_____
Notary Public

NOTARY PUBLIC AT LARGE TENN.

WARRANTY DEED

FROM
TennReal Inc.

TO
Janice Ward Irby

IDENTIF. REFERENCE

DEC 5 12 10 PM '83

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

H90136

12/05 116.74- CHECK

7112

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

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

RECEIVED OF _____ BOOK 6187 PAGE 855

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			42410.00- CAMT.	
			110.24 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 116.74-	
7112A12/05/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9. 0. 1. 3 6.

IDENTIF. REFERENCE

DEC 9 12 10 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 997800