FILE BOX 3

FORM No. WD-1

BOOK 6259 PAGE 406

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 77,500.00

John A. Irby
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March, 1984

Notary Public

MY COMMISSION EXPIRES: 10-

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John A. Irby	Mortgage Trust Company	MAP135-12A
(NAME)	(NAME)	
2093 Nashboro Blvd.	2401 Hillsboro Road, Suite 100	PAR48/51
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217	Nashville, Tennessee 37212	2D-65981
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Walter B. Person and wife, Charlene Person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John A. Irby and wife, Shirley H. Irby

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 in Davidson County, State of Tennessee, described as follows, to-wit:

Unit No. 2093 and Garage Space 2093G in Nashboro Village Twelve Condominium, a Horizontal property regime, as shown on the plat of record in Book 4675, Page 121, Register's Office for Davidson County, Tennessee to which plan reference is here made.

Being the same property conveyed to Walter B. Person and wife, Charlene L. Person by deed from Jack G. Allison and wife, Martha E. Allison of record in Book 5484, Page 324, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 4870, Page 30, Register's Office for said County.

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

This is unimproved ( ) improved (XX) property, known as 2093 Nashboro Blvd., Nashville, TN 37217
(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 heir 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 covey 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 our hand s this 28th day of March, 1984

Charlene Person
Charlene Person

Walter B Person
Walter B. Person

03/29 209 • 00 CHECK

4221

BOOK 6259 PAGE 407

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Walter B. Person and wife, Charlene Person

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 28th day of March 84

Commission expires 10-14-85

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute 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

1119 92

IDENTIF. REFERENCE

MAR 29 10 35 AM '84

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Walter B. Person
Charlene Person

TO

John A. Irby
Shirley H. Irby

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY - AT - LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6259 PAGE 408

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
			77500.00-	CAMT.
			201.50	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 208.00-
			4221A03/29/84	SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

T 1 1 1 9 9 2

IDENTIF. T REFERENCE

MAR 29 10 35 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 24108