WARRANTY DEED

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Return

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
919 West Main Street
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF Sumner

The actual Consideration or Value whichever is greater for this transfer is $33,000.00

Frank R. McCool
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3 DAY OF May 198 4.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Curtis M. Lincoln
Notary Public

My Commission Expires: _____

KATHRYN BROWN-REG.
SUMNER COUNTY, TENN.
RECORDING $ 16.00
STATE TAX $ 85.80
REG. FEE $ .50
TOTAL $ 102.30

Address New Owner:	Send Tax Bills To:	Map-Parcel
Mr/Mrs. Frank R. McCool	Third National Mortgage Co.	Map 133-14
	P. O. Box 2628	Parcel 15
	Nashville, TN 37219	

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, DONALD J. HILGER and wife, AXIE B. HILGER HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK R. McCOOL and wife, SHERRY R. McCOOL 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:

LAND in Davidson County, Tennessee, and being: UNIT A-15 of OAKCREST CONDOMINIUM created under Title 64, Sections 2701, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5884, Page 960, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Oakcrest Condominium, of record in Book 5200, Page 413, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to DONALD J. HILGER and wife, AXIE B. HILGER by Warranty Deed from LANMAR DEVELOPMENT CORPORATION, A Tennessee Corporation of record in Deed Book 5885, Page 160, Register's Office for Davidson County, Tennessee.

REC'D _____ AT _____ REC. IN _____ BOOK _____ PAGE _____
KATHRYN BROWN, REGISTER _____ SUMNER COUNTY, TENN.

This is ( )unimproved property known as Unit A-15, 420 Elysian Fields Road
(x)improved Nashville, Tn 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 our hands this 2nd day of May, 1984, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Donald J. Hilger
DONALD J. HILGER
by Ann M. Stavros (Atty-in-fact)

Axie B. Hilger
AXIE B. HILGER
by Ann M. Stavros (Atty-in-fact)

STATE OF TENNESSEE

COUNTY OF SUMNER

On this 2nd day of May, 1984, before me personally appeared ANN STAVROS, to me known or proved to me on the basis of sufficient evidence, to be the person who executed the foregoing instrument in behalf of DONALD J. HILGER and wife, AXIE B. HILGER, acknowledged that she executed the same as the free act and deed of said DONALD J. HILGER and wife, AXIE B. HILGER. Said power of attorney of record in Deed Book _____, Page _____, Register's Office for Davidson County, Tennessee.

WITNESS my hand and seal, in Hendersonville, Tennessee, on this the 2nd day of May, 1984.

Jane M. Meitzler
NOTARY PUBLIC

My Commission Expires: 4/22/87

STATE OF TENNESSEE
COUNTY OF _____

Before me, undersigned, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted or proved to me upon the basis of sufficient evidence, 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 seal at office at _____, Tennessee, on this the _____ day of _____, 198___.

_____
Notary Public

My Commission Expires: _____

MAIL ENV.

RUSH

FELIX A. WILSON II, REGISTER
DAVIDSON COUNTY, TN
MAY 10 10 07 AM '84

IDENTIFICATION REFERENCE

12.12.276

05/12/84

5515

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

33000.00- CAMT.
65.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 92.30-
5515A05/10/84 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 2 1 2 7 6

IDENTIF. REFERENCE

MAY 10 10 07 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35063