This instrument prepared by:

James R. Cheshire, III, Esq.
2100 One Commerce Place
Nashville, TN 37239

WARRANTY DEED

BOOK 6484 PAGE 536

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William Ross Weakley	William Ross Weakley	130-3
(NAME)	(NAME)	
616 Royal Oaks Place	P. O. Box 150365	63
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Sixty-three Thousand and 00/100 ($63,000.00)

Dollars,

cash in hand paid by WILLIAM ROSS WEAKLEY, the receipt of which is hereby acknowledged, we, R. MICHAEL CONDREY and wife, CECELIA H. CONDREY,

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM ROSS WEAKLEY

his
the Grantee herein, ~~XXXXXXX~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 2 on the Map of the Resubdivision of Royal Oaks, Section "A", as of record in Book 1424, Page 55, Register's Office for said County, and described as follows:

Beginning at a point in the north terminus of Royal Oaks Place at the corner of Lots Nos. 1 and 2; thence with the line between said Lots, northerly 138.4 feet to a point; thence easterly 20.2 feet to a point; thence south 57° 05' east 315.4 feet to a point; thence south 13° 04' west 50.4 feet to the corner of Lots Nos. 2 and 4; thence with the line between said Lots, westerly 263.1 feet to the east margin of Royal Oaks Place, being a turnaround; thence with said turnaround along the margin of said Royal Oaks Place as follows: Northerly 12.15 feet and northwesterly around a curve having a radius of 35 feet, a distance of 53.32 feet to the beginning.

Being the same property conveyed to R. Michael Condrey and wife, Cecelia H. Condrey, by deed from Donald T. Brothers and wife, Peggy W. Brothers, of record in Book 6092, Page 126, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $63,000.00

Subscribed and sworn to before me, this the 30th day of January, 19 85

My commission expires: 11-1-87 (Affix Seal)

Affiant

Notary Public

This is unimproved (X) improved ( ) property, known as 616 Royal Oaks Place, Nashville, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee ~~XXXXXXX~~, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1985 Metro Government taxes and City of Belle Meade taxes, water rights agreement of record in Book 924, page 24, R.O.D.C., and certain easements as shown on recorded plat.

his
We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee ~~XXXXXXX~~, heirs and assigns, against the lawful claims of all persons.

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 30th day of January, 1985, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

R. MICHAEL CONDREY

CECELIA H. CONDREY

01/3C 170.00

CHECK

7744

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6484 PAGE 537

Personally appeared before me, Amelia W. Frazer, *a Notary Public in and for said County and State,* R. Michael Condrey and Cecelia H. Condrey

the within named 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* 30 th *day of* January, *19* 85.

Amelia W. Frazer
Notary Public

Commission expires 10/30/85

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

I 8 0 2 0 7

IDENTIF. REFERENCE

JAN 30 3 37 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

WARRANTY DEED

FROM

R. Michael Condrey et ux.

TO

William R. Weakley

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

RECEIVED OF _____

FOR _____

BOOK 6484 PAGE 538

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

63000.00- CAMT.
163.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 170.30-
7744A01/30/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1802 07

T IDENTIF. REFERENCE

JAN 30 9 37 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 105251