THIS INSTRUMENT PREPARED BY: PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

8048

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Richard F. Shaefer 103 Hanover Square Nashville, TN 37215	Commerce Union Bank One Commerce Pl., Real Est Div. Nashville, TN 37239	117-1-E-1 7DA-4819

BOOK 6491 PAGE 163

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ann McDonald Edinfield, unmarried, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Richard F. Shaefer and wife, Caroline C. Shaefer hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

A certain Unit of a Horizontal Property Regime in Davidson County, Tennessee, being a portion of Lot No. 1 on the plan of Revision #2 Hanover Square, of record in Book 5200, page 134, and designated as Unit No. 1-A on the Condominium Site Plan showing Lot No. 1 Hanover Square, of record in Book 5210, page 146, both in the Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Ann McDonald Edinfield by deed from Robert C. Foster and wife, Loretta N. Foster, of record in Book 6336, page 459, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5380, page 164, and First Amendment to said Master Deed in Book 5565, page 948, all in said Register's Office.

This is (~~not~~) improved property, known as 103 Hanover Square, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 8th day of February, 1985.

Ann McDonald Edinfield

Ann McDonald Edinfield

STATE OF TENNESSEE
COUNTY OF Davidson

On this 8th day of February, 1985, before me personally appeared Ann McDonald Edinfield, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6491 PAGE 164

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 235,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 11th day of February, 1985.

My Commission Expires: 10-24-88

_____
Notary Public

553 02/12/85 17:50 CHECK

FEB 12 11 31 AM '85
FELIX P. DYER, CLERK
DAVIDSON COUNTY, TN

1:8 2 6.0 5.

IDENTIFICATION REFERENCE

WARRANTY DEED

from:

ANN McDONALD EDINFIELD

to:

RICHARD F. SHAEFER AND
WIFE, CAROLINE C. SHAEFER

RETURN TO: JCB
PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-23134

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

RECEIVED OF _____

FOR _____

BOOK 6491 PAGE 165

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

235000.CO- CAMT.
611.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 617.50-
0593A02/12/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.B.26.05

IDENTIF. REFERENCE

FEB 12 11 31 AM '85

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 108006