This instrument prepared by: 5843 Gail Pigg, Attorney
Suite 1401, One Commerce Place
Nashville, Tennessee 37239

Address New Owner(s) as follows:	Send Tax Bills:	Map & Parcel No.
Robert A. Downing and wife, Jeannie W. Downing	Fidelity Federal Savings & Loan Asso.	142-9-E
Unit 1254 General George Patton Road	401 Union Street	Par - 2d
Nashville, Tennessee	Nashville, Tennessee	

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

WARRANTY DEED

BOOK 6506 PAGE 991

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

HAURY & SMITH CONTRACTORS, INC.

a Tennessee corporation, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto

ROBERT A. DOWNING and wife,
JEANNIE W. DOWNING

hereinafter called the grantees, their heirs and assigns, a certain condominium apartment in Davidson County, State of Tennessee, described as follows, to-wit:

Unit No. 1254, together with the Carport designated No. 1254-C, in River Plantation, Section Seven, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Seven, Condominium Apartments, recorded in Book 5200, pages 705 and 706, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Seven, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

This is improved property known as 1254 General George Patton Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land with 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 unit 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 unit to the said grantees, their heirs and assigns, against the lawful claims of all persons whosoever. 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 6th day of March, 19 85.

HAURY & SMITH CONTRACTORS, INC.

BY: Reese L. Smith III

Reese L. Smith, III Vice President

03/06 228.80- CHECK

7136

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Reese L. Smith, III, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice President of Haury & Smith Contractors, Inc., the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice President.

NOTARY PUBLIC

My Commission Expires: 10-24-88

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 85,500.00.

AFFIANT

Subscribed and sworn to before me, this 6th day of March, 19 85.

NOTARY PUBLIC

My Commission Expires: 10-24-88

I.D. 7.9 2.4

IDENTIF. REFERENCE

MAR 8 2 39 PM '85

FILED FOR RECORD AND RECORDED IN REGISTER'S OFFICE DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____ BOOK 6506 PAGE 993

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

85500.00- CAMT.
222.30 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 228.80-
7136A03/08/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 7 9 2 7

IDENTIF. REFERENCE T

MAR 8 2 39 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 114367

VOID

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