File in Bay 12

BOOK 6510 PAGE 380

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $85,000.00.

T. Vaughan
Affiant

Subscribed and sworn to before me, this 12 day of March, 1985.

Laura A. Webber
Notary Public

My Commission expires: July 17, 1988

This instrument prepared by:
GULLETT, SANFORD & ROBINSON
230 Fourth Avenue North
Nashville, Tennessee 37219

Address new owners as follows:	Send Tax Bills to:	Map-Parcel Numbers
Thomas J. Vaughan, et ux. Unit 109, Windsor Towers 4215 Harding Road Nashville, TN 37205	SAME	7DA-79318 103-16-0B 009

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, **UNION FINANCIAL CORPORATION,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **THOMAS J. VAUGHAN AND WIFE, CHRISTINE M. VAUGHAN,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

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

Being Unit No. 109 as shown on the Plat of Windsor Tower, a condominium, of record in Book 5200, page 71, Register's Office for Davidson County, Tennessee, together with an undivided 0.719% interest in the common elements of 4215 Harding Road Homeowners' Association, as described in Book 5313, page 338, et seq., Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Union Financial Corporation by deed from Windsor Tower, Inc., of record in Book 5900, page 151, Register's Office for said County.

This conveyance is made subject to the following:

1. 1985 taxes, prorated and assumed by Grantee.

2. Limitations and conditions imposed by the "Horizontal Property Act" as set out in Code Sections 64-2701 to 22, both inclusive of the Tennessee Code Annotated, as amended.

3. Terms, provisions, covenants, conditions, easements and rights established by and contained in the Master Deed of 4215 Harding Road Homeowners' Association, filed July 19, 1978 and recorded in Book 5313, page 338, said Register's Office, including the plat recorded in Book 5200, page 71, said Register's Office, and the By-Laws of said Association recorded in Book 5313, page 358, said Register's Office.

03/14 327.50 CHECK

5668

4. Twenty-foot permanent sanitary sewer and drainage easement and an additional 15 foot temporary construction easement granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 3956, page 943, said Register's Office, as described therein and being parallel to the westerly line of said property and running to the southeasterly margin of the Memphis-Bristol Highway.

This is improved property, known as Unit 109, Windsor Towers
(House Number) (Street)

4215 Harding Road | Nashville, TN | 37205
(P. O. Box) | (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 heirs and assigns, forever; and Grantor does covenant with the said Grantees 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 does further covenant and bind itself, its heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, theirs 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 my hand this 12 day of March, 1985.

UNION FINANCIAL CORPORATION

By: Ronald G. Grizzard

Its: EXECUTIVE VICE PRESIDENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Ronald G. Grizzard, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Executive Vice President of Union Financial Corporation, the within-named bargainor, a corporation, and that he as such Executive Vice President, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Ronald G. Grizzard as such Executive Vice President.

Witness my hand and official seal at Nashville, Tennessee, this 12 day of March, 1985.

Laura S. Wehby
Notary Public

My Commission Expires: July 17, 1988

18912 IDENTIF. REFERENCE MAR 14 2 59 PM '85 DAVIDSON COUNTY TN

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

RECEIVED OF _____ BOOK 6510 PAGE 382

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

85000.00- CAMT.
221.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 227.50-
8668A03/14/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 9 1 2

IDENTIF. REFERENCE

MAR 14 3 08 PM 85

DAVIDSON COUNTY, TENN.

No. 115857