WARRANTY DEED

#3721

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Rd., Suite 221
Nashville, Tennessee 37215

BOOK 6512 PAGE 79

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
THOMAS HANNON	New Owner	Map 117-7-C
(NAME)	(NAME)	
118 Hampton Place		Parcel 118
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		Fld Bk 7DA-90526
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, MARK McDONALD and wife, NANCIE B. McDONALD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS HANNON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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, being Unit No. 118 on the Plan of Hampton Place Townhomes, as of record in Plat Book 5200, page 421, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Mark McDonald and wife, Nancie B. McDonald by deed from Hampton Place Joint Venture of record in Book 6033, page 143, said Register's Office.

This conveyance is made subject to: (1) 1985 Taxes, which have been prorated and assumed by the Grantee; (2) Master Deed and By-Laws of record in Book 5891, page 897; (3) Easements of record in Book 4110, page 257 and Book 5861, page 436; and (4) All matters appearing on the Plan of record in Plat Book 5200, page 421, said Register's Office.

As part of the consideration for this transfer, the Grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated March 30, 1983, in the original principal sum of 37,000.00, payable to Fidelity Federal Savings & Loan Association in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 6052, page 819 said Register's Office.

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IDENTIF. REFERENCE

MAR 10 9 46 AM '85

DAVIDSON COUNTY, TN

unimproved ( )
This is improved(XX) property, known as 118 Hampton Place, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 14th day of March, 1985

MARK McDONALD

NANCIE B. McDONALD

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6512 PAGE 80

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARK McDONALD and wife, NANCIE B. McDONALD

the bargainor s, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 14th day of March, 19 85.

My commission expires 4-19-87 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public 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 _____ of the _____, the within named bargainor, a corporation, and that as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

Witness my hand and official seal, at _____
this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 173,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF March, 19 85.

MY COMMISSION EXPIRES: 4-19-87 (AFFIX SEAL) Notary Public

3411 03/18 056.30- CHECK

WARRANTY DEED

FROM MARK McDONALD and wife, NANCIE B. McDONALD

TO THOMAS HANNON

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

File Box #38

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

173000.00- CAMT.
449.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 456.30-
941103/18/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.8.9.7.8.7.

IDENTIF. REFERENCE

MAR 19 9 46 AM '85

REGISTER OF DEEDS
DAVIDSON COUNTY, TN

No. 116576