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

ADDRESS NEW OWNER:

Anne M. Hayes
5039 Hillsboro Road, Unit 147
Nashville, TN. 37215

SEND TAX BILLS TO:

Commerce Union Bank
One Commerce Pl
Real Estate Division
Nashville, TN. 37239

MAP-PARCEL NUMBERS:

131-5-A-147

7DA-70143

BOX 8

BOOK 6573 PAGE 171

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, Lynne A. Lackey Gustave and husband James M. Gustave hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Anne M. Hays, unmarried 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 Condominium Apartment in Davidson County, Tennessee, being Unit No. 147 on the plan of Section One, Jefferson Square Townhouses, of record in Book 4675, page 12, 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 Joseph L. Lackey, Jr. and wife, Lynne A. Lackey, by Quitclaim Deed from Joseph L. Lackey, Jr. of record in Book 5734, page 903, said Register's Office. Joseph L. Lackey, Jr. and Lynne A. Lackey have since been divorced by Final Decree in Minute Book 122A, page 53, 3rd Circuit Court for Davidson County, Tennessee. Joseph L. Lackey, Jr. subsequently conveyed his interest in subject property to Lynne A. Lackey by Quitclaim Deed of record in Book 5774, page 262, said Register's Office, Lynne A. Lackey having since remarried.

This is (un)improved property, known as 5039 Hillsboro Road, Unit 147, 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 31st day of May, 19 85.

Lynne A. Lackey Gustave

James M. Gustave

STATE OF TENNESSEE
COUNTY OF Davidson

On this 31st day of May, 19 85, before me personally appeared Lynne A. Lackey Gustave and husband James M. Gustave, 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 they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6573 PAGE 172

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 $ 114,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 31st day of May, 1985.

My Commission Expires: 10-24-89

_____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

from:
Lynn A. Lackey Gustave,
et vir

to:

Anne M. Hays

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

TN 23531

FILED
DAVIDSON COUNTY, TN
JUN 4 1 39 PM '85

IDENTIF. REFERENCE

82002.

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

RECEIVED OF _____

FOR _____

BOOK 6573 PAGE 173

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

114000.00- CAMT.
296.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 302.90-
4404A06/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.I.0028

IDENTIF. REFERENCE

JUN 4 1 39 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 140925