Prepared by: Milton W. Smith, Jr.
4301 Hillsboro Rd.
Nashville, Tennessee 37215

WARRANTY DEED

BOOK 6658 PAGE 514

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Porter W. Routh & wife, Ruth Routh		Map 116-16-A
NAME: 4116 Estes Road	NAME: (Same)	Parcel 3
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37215	(STREET ADDRESS)	
(CITY) (P.O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) *Dollars,*
cash in hand paid by the Grantees, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged,

GANIA CLAYTON, unmarried, hereinafter called Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said Porter W. Routh and wife, Ruth Routh, hereinafter called Grantees, their ~~XXXXXXX~~ *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

A certain condominium apartment in said county, being Unit No.2-A located on Lot No. 2 of "The Garden" as shown on the plan of record in Book 5200, page 224, Register's Office for said county, and as more particularily described by Exhibit "B", Lots 1 and 2, "The Garden Condominium", of record in Book 5810, page 170, said Register's Office, to which reference is here made.

Being the same property conveyed to Grantor by deed from Creason Clayton of record in Book 5967, page 349, said Register's Office.

Unit No. 2-A is conveyed subject to the Master Deed of record in Book 5537, page 793, and attendant By-Laws of record in Book 5537, page 799, as made applicable to unit 2-A in Book 5810, page 167, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 161,000.00

Subscribed and sworn to before me, this the 16th day of September, 1985

Affiant

My commission expires Jan 19, 1988 (Affix Seal)

Notary Public

(unimproved ( ))
This is improved (X) property, known as 4116 Estes Road, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their ~~XXXXXXX~~ *heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as stated herein and for 1985 taxes which have been prorated and payment thereof assumed by Grantees.

I *further covenant and bind* myself, my *heirs and representatives to warrant and forever defend the title to said real estate to said* Grantees, their ~~XXXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 16th *day of* September, 19 85 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Gania Clayton

Gania Clayton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,*
Gania Clayton
(or proved to me on the basis of satisfactory evidence)
the within named bargainor, with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purpose therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 16th *day of* September *19* 85

Commission expires Jan 19, 1988 *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in ..... *this* ..... *day of* ..... *19* .....

..... *Notary Public*

Commission expires .....

WARRANTY DEED

FROM

TO

37299

IDENTIFICATION REFERENCE

SEP 10 8 48 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Compliments of

Colonial Title Company

Suite 221, Continental Plaza
4301 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6658 PAGE 916

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			161000.00- CONT.	
			418.60 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	425.10-
			7923A09/18/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37299

IDENTIFICATION REFERENCE

SEP 18 8 48 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 173628