File Box 38 File #4126

FORM NO. WD-1

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OFFICIAL SEAL
GENE ALLEN
Notary Public-California
LOS ANGELES COUNTY
My Comm. Exp. Mar. 19, 1988

STATE OF CALIFORNIA
COUNTY OF Los Angeles

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $21,833.34

Bryce K. Hickey III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September 1985.

Gene Allen
Notary Public

MY COMMISSION EXPIRES: 3/19/88
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. B. Neil, Jr., 219 Second Avenue North, Nashville, TN 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Nancy E. Stephens and Edythe P. Stephens (NAME) | City Federal Savings & Loan (NAME) | 162-9-B |
| Hickory Valley Condominiums Unit 203, Phase III (STREET ADDRESS OR ROUTE NUMBER) | 125 Belmont Drive (STREET ADDRESS) | 55676 |
| Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP) | Somerset, NJ 08873 (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, I, BRYCE KEEL HICKEY, III,

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, my interest under the Last Will and Testament of Bryce K. Hickey, Jr., and by these presents do transfer and convey unto NANCY E. STEPHENS and EDYTHE P. STEPHENS, as joint tenants with right of survivorship
HEREINAFTER CALLED THE GRANTEES, THEIR 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 Townhouse No. 203, Building 16 on the Plan of Hickory Valley Condominiums, Phase III, as of record in Book 4860, page 1, as amended in Book 4890, page 372, all in the Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said property.

Being part of the same property inherited by the Grantor under the Will of Bryce K. Hickey, Jr. as of record in Book 151, page 509, Probate Court Clerk's Office for Davidson County, Tennessee, and being the same property conveyed to Bryce K. Hickey from Virginia J. Sloan, et. al., as of record in Book 5480, page 624, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing easements of record.

40106

IDENTIFICATION REFERENCE

SEP 30 9 10 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 5601 Country Drive #203, Nashville, TN 37211
(House Number) (Street) (P. O. Address) (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 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 16th day of September, 19 85

Bryce Keel Hickey III

STATE OF California
County of

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Personally appeared before me, Gene Allen, a Notary Public in and for said County and State, the within named Bryce Keel Hickey, III

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

Witness my hand and official seal at Los Angeles, California this 16th day of September, 1985.

Gene Allen Notary Public

Commission Expires 3/19/88

OFFICIAL SEAL
GENE ALLEN
Notary Public-California
LOS ANGELES COUNTY
My Comm. Exp. Mar. 19, 1988

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires_____

1331 09/3[illegible] 63.10- CHECK

**WARRANTY DEED**

**FROM**

BRYCE KEEL HICKEY, III

**TO**

NANCY E. STEPHENS and

EDYTHE P. STEPHENS

Please return to:
First Title & Escrow
P.O. Box 926
Brentwood, TN 37027

File Box 38

**Attorneys Title Company**
Titles Guaranteed
NASHVILLE, TENN.

# 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 |
|---|---|---|---|---|
| | | | | |

21833.34- CAMT.
56.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 63.18-
1331A09/30/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

40106

IDENTIFICATION REFERENCE

SEP 30 9 18 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 176927