BOOK 6744 PAGE 296

File Box 24

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $22,166.00

Carole A Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23rd DAY OF December, 1985.

Notary Public

MY COMMISSION EXPIRES: 4-19-87

(AFFIX SEAL)

File Box 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Rosa Matthews	AmSouth Mortgage Company, Inc.	105-9
(NAME) 1005 Wade Avenue	(NAME) P. O. Box 847	457
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37203	(STREET ADDRESS) Birmingham, AL 35201	16W-15691
(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, WE, The Nashville Housing Authority

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rosa Matthews, Unmarried

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:

BEING Lot No. 3 on the Plan of Section Ninety-Three, Edgehill Estates, as of record in Book 4715, Page 176, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to The Nashville Housing Authority by deed from Mrs. Felicia Roache Carlton of record in Book 4225, Page 295, said Register's Office.

THIS conveyance is made subject to restrictions of record in Book 4220, Page 723 and Book 6236, Page 263, said Register's Office.

THIS conveyance is made subject to minimum building setback lines of record in Book 4715, Page 176, said Register's Office.

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

** See continuation of Legal on back.

This is unimproved ( ) improved (X) property, known as 1005 Wade Avenue, Nashville, TN 37203
(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 our hand s this 23rd day of December, 19 85

The Nashville Housing Authority by:

Gerald F. Nicely, Secretary

Carleen B. Waller, Chairman

STATE OF TENNESSEE
Davidson County

BOOK 6744 PAGE 297

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Gerald F. Nicely and Carleen B. Waller with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Secretary and Chairman respectively of the The Nashville Housing Authority the within named bargainor, a corporation, and that (he) as such Secretary and Chairman (they) being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Gerald F. Nicely as such Secretary and attesting the same by the said Carleen B. Waller as such Chairman

Witness my hand and official seal at office at Nashville, Tennessee on this the 23rd. day of December, 1985

My Commission Expires Sept. 9, 1989

My commission expires _____

Carole A Evans
Notary Public

WARRANTY DEED

FROM
The Nashville Housing Authority

TO
Rosa Matthews

6.3499

IDENTIFICATION REFERENCE

DEC 23 3 47 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

**Continuation of Legal

"THIS CONVEYANCE of said property is made expressly subject to these Grantees' and future Grantees, their heirs and assigns, being members of a "Homeowners Association" that is or will be formed in accordance with the requirements of the Turnkey III, Homeownership Opportunity Program, Project No. Tenn. 5-18 and the said Grantees or Owners must comply with the By-Laws and/or Charter of the said "Association" and the said Grantees or Owners are subject to assessment for the payment of maintenance and management fees, if any, for the common properties designated by said Project No. Tenn. 5-18. The "Association" and/or the Metropolitan Development and Housing Agency may file a lien to secure payment of said fees, which lien would be secondary to any first mortgage on said property."

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5744 PAGE 293

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

20160.44- CONT.
57.72 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 64.22-
9449A12/23/05 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 3 4 9 9.

IDENTIFICATION REFERENCE

DEC 23 3 47 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 204355