BOOK 6855 PAGE 637 file box 8/jcb

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

ADDRESS NEW OWNER:
John Ferguson
2097 Graybar Lane, A-2
Nashville, TN 37215

MORTGAGEE:
SAME

MAP-PARCEL NUMBERS:
MAP 104-11-A
PARCEL 038-006
24W-15074

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, Charles W. Jacocks, III and wife, Marcia W. Jacocks hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto John Ferguson 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. C-6 on the plan of The Villager West Condominium Apartments, of record in Book 5210, page 174, 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 Charles W. Jacocks, III and wife, Marcia W. Jacocks by deed from Aralee Kay Johnson Poulter and husband, Allen Poulter, of record in Book 5927, page 685, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5242, page 419 and re-recorded in Book 5452, page 460, said Register's Office.

00367 IDENTIFICATION REFERENCE May 13 2 35 PM '86 FELIX TODD ... REGISTER DAVIDSON COUNTY, TN

This is (un)improved property, known as 2134 Fairfax Avenue C-6, Nashville, TN 37212.

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 9th day of May, 19 86.

Marcia W. Jacocks
Marcia W. Jacocks

Charles W. Jacocks, III
Charles W. Jacocks, III

STATE OF TENNESSEE
COUNTY OF Davidson

On this 9th day of May, 19 86, before me personally appeared Charles W. Jacocks, III and wife, Marcia W. Jacocks, 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 he executed the same as their free act and deed.

My Commission Expires: 11-1-87

Notary Public

Box 8 <

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STATE OF TENNESSEE
COUNTY OF _____

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 $ 38,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 13th day of May, 1986.

My Commission Expires: 11-1-87

_____
Notary Public

WARRANTY DEED

from:
Charles W. Jacocks, III and wife,
Marcia W. Jacocks

to:
John Ferguson

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
hville, Tennessee 37215-0157

TN-24980

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

38000.00- CAPIT.
98.50 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 105.30-
3523A05/13/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

003677

IDENTIFI REFERENCE

MAY 13 2 25 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 247361