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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON~~XXXXXXX~~ } Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 58,000.00

Angela J. Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June 19 86

Notary Public

MY COMMISSION EXPIRES: 1-10-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Angela J. Thomas	Leader Federal Mortage, Inc.	104-11-0-K
(NAME) 2118 Fairfax Unit #9	(NAME) P.O. Box 2926	009CO
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37212	(STREET ADDRESS) Memphis, TN 38101-2926	24W 15294
(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, Fairfax Square

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Angela J. Thomas, 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 Unit No. 9 on the Plan of Fairfax Square, A Horizontal Propety Regime, as established by a Master Deed of record in Book 6506, page 1, the Plat of which is found of record in Book 6506, pages 42, 43 and 44, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Fairfax Square, A Joint Venture composed of Union Financial Corporation and Bryan Stanley by deed from Dora Deane Newman, unmarred of record in Book 6401, Page 809, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 6506, page 1 and amended in Book 6748, page 758 said Register's Office.

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

18296

IDENTIFICATION REFERENCE

JUL 8 2 23 PM '86

FELIX E. NIXON II REGISTER
DAVIDSON COUNTY, TN

This is improved ( ) unimproved ( ) property, known as 2118 Fairfax Unit #9, Nashville, TN 37212
(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 his hand this 27th day of June, 19 86

Fairfax Square
By: Bryan Stanley
Bryan Stanley, Partner

STATE OF TENNESSEE
Davidson County
Williamson

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

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 27th day of June 19 86

Commission expires 1-10-87

N Eddie Montgomery
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Fairfax Square

TO
Angela J. Thomas, unmarried

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TN 37027

CORPORATION

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Bryan Stanley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be General Partner (or other officer authorized to execute the instrument) of the Fairfax Square, the within named bargainor, a corporation, and that Bryan Stanley as such General Partner executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as General Partner

Witness my hand and seal at Office in Brentwood, this 27th day of July, 19 86

My Commission Expires: 1-10-87

N Eddie Montgomery
Notary Public

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
			58000.00- BAST.	
			162.40 CSTAX	
			.50 RSRF	
			6.00 CCRTY	
	VD		6.00- CCRTY	
			6.00 MSELL	
			CHECK	168.90-
4662A07/08/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1 8 2 9 6

IDENTIFICATION REFERENCE

JUL 8 2 23 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 268090