BOOK 6933 PAGE 466 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July 19 86.

Notary Public

MY COMMISSION EXPIRES: 3/19/87

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Deborah Pfaelzer (NAME) | Leader Federal Mortgage, Inc. (NAME) | 104-12-B |
| 2107 Fairfax Ave. #101 (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 275 (STREET ADDRESS) | 101 |
| Nashville, TN 37212 (CITY) (STATE) (P. O. ZIP) | Memphis, TN 38101-0275 (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 Development Company, a Tennessee corp.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Deborah Pfaelzer, a single person

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 Unit No. 101 on the (Revised) Plat of Ashley Place (Phase I) as of record in Book 6200, Page 462, 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 Development Company, a Tennessee corporationi by deeds of record in Book 6722, Page 18,22 & 25, said Register's Office.

26254

IDENTIFICATION REFERENCE

Jul 30 10 10 AM '86

FELIX P. WILSON III REGISTER
DAVIDSON COUNTY, TN

This is unimproved (X) improved ( ) property, known as 2107 Fairfax Ave. #101, 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 my hand this 29th day of July, 19 86

Fairfax Development Company

STATE OF TENNESSEE
Davidson County

BOOK 6933 PAGE 487

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fairfax Development Company, a Tennessee corp.

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 Nashville, Tennessee, this 29th day of July 19 86

Commission expires 4-14-

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared J Murry Milliken and _____ with whom I am personally acquainted and who upon (his oath) ~~(their several oaths)~~ acknowledged (himself) (themselves) to be the President and _____ respectively of the FAIRFAX Development Company the within named bargainor, a corporation, and that (he ) as such President (they) 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 J. Murry Milliken as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tn on this the _____ day of July, 19 86

My commission expires 4-14-87

Notary Public

WARRANTY DEED

FROM

TO

Prepared by:
WALT, DYER & JAMES, Attorneys
Suite 130
One Burton Hills Boulevard
Nashville, Tennessee 37215
Phone: (615) 665-1150

**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 |
|---|---|---|---|---|
| | | | 9370[illegible] C- CAPT. | |
| | | | 234.[illegible]6 [illegible] | |
| | | | .50 [illegible] | |
| | | | 6.00 [illegible] | |
| | | | [illegible] 9491.75- | |
| 3919A | 07/30/86 | [illegible] | | .3[illegible] |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26254

IDENTIFICATION REFERENCE

Jul 30 10 10 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 277156