BOOK 6940 PAGE 499

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $82,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July 1986

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS — 2019 RICHARD JONES ROAD, SUITE 204 — NASHVILLE, TN 37215

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark D. Sanders (NAME)	Mortgage Trust Company (NAME)	
8300 Sawyer Brown Rd. Unit E-306 (STREET ADDRESS OR ROUTE NUMBER)	2401 Hillsboro Road, Suite 100 (STREET ADDRESS)	142-5B-30
Nashville, Tn. 37221 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37212 (CITY) (STATE) (ZIP)	9D-65129

FOR AND 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, Ned R. Novsam and wife, Patrica J. Novsam

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mark D. Sanders and wife, Cindy A. Sanders

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.

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. E-306, together with the carport designated No. E-306-C, on the Plan of Amended Section 3, River Plantation Condominium Apartments, as of record in Book 4675, page 103, 104, and 105, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Ned R. Novsam by deed from Boyd G. Jacoway, Jr., unmarried of record in Book 6010, page 202, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 4784, page 464, amended in Book 5785, page 180, and Book 5840, page 663, said Register's Office.

Patricia J. Novsam joins in the execution of this deed to convey any rights she may have, if any, in subject property.

This is improved (XX) unimproved ( ) property, known as 8300 Sawyer Brown Rd. Unit E-306, Nashville, Tn. 37221
(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 31st day of July, 19 86

Ned R. Novsam

Patricia J. Novsam

STATE OF RHODE ISLAND
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ned R. Novsam and wife, Patricia J. Novsam

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at North Kingston, ~~Tennessee~~ Rhode Island this 31st day of July 19 86

Commission expires My Commission Expires June 30, 1991

Virginia C. Heywood
Notary Public

VIRGINIA C. HEYWOOD NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute 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

2851 5

WARRANTY DEED

FROM

Ned R. Novsam

TO

Mark D. Sanders and wife, Cindy A. Sanders

IDENTIFICATION REFERENCE

AUG 5 1 46 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RETURN TO:

STEVEN G. WATERS
Attorney at Law
2019 Richard Jones Road
Suite 204
Nashville, TN 37215

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

82000.00 CONT
229.60 CSTAX
.50 PRFEE
6.00 MORTG
CHECK 236.10
6492A08/05/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2851 5

IDENTIFICATION REFERENCE

AUG 5 1 46 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 279659