#5138

File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Rd., Suite 221
Nashville, TN 37215

BOOK 6968 PAGE 294

Mortgagee

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CAROL VIRGINIA MCHARGUE (NAME)	First Federal Savings Bank of TN (NAME)	Map 142-4-A
214 Old Hickory Blvd., Unit 104 (STREET ADDRESS OR ROUTE NUMBER)	101 West Lincoln Street (STREET ADDRESS)	Parcel 104
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Tullahoma, Tennessee 37388 (CITY) (STATE) (ZIP)	FB# 9D-3735

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, ROBERT I. ELLIS and wife, JANET S. ELLIS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CAROL VIRGINIA MCHARGUE, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 104 on the Plan of Belle Forest Condominium Apartments, as of record in Plat Book 5200, page 167, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Robert I. Ellis and wife, Janet S. Ellis by deed from Thomas C. Scott, Trustee of record in Book 5519, page 391, said Register's Office.

This conveyance is made subject to: (1) 1986 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 5438, page 699, amended in Book 6082, page 866; (3) Easements of record in Book 5074, page 945; (3) Charter of record in Book 5460, page 987; and (5) All matters appearing on the Plan of record in Plat Book 5200, page 167, said Register's Office.

38280

IDENTIFICATION REFERENCE

SEP 4 8 10 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 214 Old Hickory Blvd., Unit 104, Nashvile, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 29th day of August, 19 86

Robert I. Ellis
ROBERT I. ELLIS

Janet S. Ellis
JANET S. ELLIS

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6968 PAGE 295

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT I. ELLIS and wife, JANET S. ELLIS

the bargainor S, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of August, 1986.

My commission expires 1/10/88 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public 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 _____ of the _____, the within named bargainor, a corporation, and that as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

Witness my hand and official seal, at _____
this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,000.00

Carol Virginia McHargue
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August, 1986.

MY COMMISSION EXPIRES: 1/10/88 (AFFIX SEAL)

Notary Public

7333 - 09/04 143.70 - CHECK

WARRANTY DEED

FROM: ROBERT I. ELLIS and wife, JANET S. ELLIS

TO: CAROL VIRGINIA MCHARGUE

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6968 PAGE 296

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

49000.00- CAMT.
137.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 143.70-
7660A09/04/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38280

IDENTIFICATION REFERENCE

SEP 4 8 10 AM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 290561