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FORM NO. WD-1

File Box 9

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $84,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF September, 1986

Notary Public

MY COMMISSION EXPIRES: 11-1-87

(AFFIX SEAL)

Mortgagee: Citizens & Southern Mortgage Company

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert H. Magruder, III (NAME)	Citizens & Southern Mortgage Co. (NAME)	Map 132-9
Unit 104 Brattlesboro Dr. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 656 (STREET ADDRESS)	Parcel A10
Nashville, Tn 37204 (CITY) (STATE) (P. O. ZIP)	Tucker, Georgia 30085-0656 (CITY) (STATE) (ZIP)	FB#16DA23925

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, Daniel S. Surface and Aileen R. Katcher Surface

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert H. Magruder, III

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. 104 on the plan of Brattlesboro Condominiums, of record in Book 5800, page 225 & 226, Register's Office for said County, reference to the record thereof being hereby made for full particulars.

Being the same property conveyed to Daniel S. Surface and Aileen R. Katcher Surface by deed from SCW, Inc., a Tennessee corporation, of record in Book 6226, page 513, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to (a) property taxes for 1986 for which Grantee is responsible, (2) covenants, conditions, and restrictions of record in Book 6092, page 184, said Register's Office, and (3) the matters set forth in the above referenced plan of record.

46280 IDENTIFICATION REFERENCE

SEP 25 12 05 PM '86
FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as Unit 104, Brattlesboro Drive, Nashville, TN 37204
(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 22nd day of September, 1986

Daniel S. Surface

Aileen R. Katcher Surface

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Daniel S. Surface and Aileen R. Katcher Surface

the bargainors, 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 Nashville, Tennessee, this 22nd day of September 19 86.

Commission expires 11-1-87

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

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

Daniel S. Surface and Aileen R. Kathcer Surfact

TO

Robert H. Magruder, III

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

jh

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
			84000.00 CAMT.	
			235.20 CSTAX	
			.60 PRFEE	
			6.00 WDEED	
			CHECK 24170-1	
671	BA	09/25/86	BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4628 0

IDENTIFICATION/REFERENCE

Sep 25 12 05 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 299424