Box 8/tl

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:

Jacqueline Breeding
3101-B Wellington Avenue
Nashville, TN 37212

SEND TAX BILLS TO:

Fleet Real Estate Funding
Corporation
P.O. Box 1168
Brentwood, TN 37027

MAP-PARCEL NUMBERS:

MAP 104-6
PARCEL D 1.0C0
21W-05932

WARRANTY DEED

BOOK 7062 PAGE 32

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Nancy Irving Smith, unmarried hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jacqueline Breeding, unmarried hereinafter called the Grantee, Grantee's 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. 1 on the plan of Revised Condominium Site Plan for Wellington Place, of record in Book 5200, page 488, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Nancy Irving Smith by deed from Wellington Place Limited Partnership of record in Book 6051, page 88, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5994, page 119, and re-recorded in Book 5999, page 356, said Register's Office.

7046 TRENTIFT REFERENCE
DEC 8 10 06 AM '86
FELIX J. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 3101-B Wellington Avenue, Nashville, TN 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 23rd day of October, 1986.

Nancy Irving Smith

STATE OF TENNESSEE
COUNTY OF Davidson

On this 23rd day of October, 19 86, before me personally appeared Nancy Irving Smith, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Notary Public

My Commission Expires: 10-24-88

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7062 PAGE 33

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 89,000.00 .

Jacqueline Breeding
Affiant

Subscribed and sworn to before me, this the 23rd day of October, 1987.

My Commission Expires: 10-24-88

_____
Notary Public

WARRANTY DEED

from:
Nancy Irving Smith, unmarried

to:
Jacqueline Breeding, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

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

RECEIVED OF _____

FOR _____

BOOK 7062 PAGE 34

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

89000.00 CAMT.
249.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 255.70
42134 12/00/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

70468

IDENTIFICATION REFERENCE

DEC 8 10 06 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 20002