~~FILE BOX "7"~~ FILE NO. 20620 BOOK 7109 PAGE 985

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,400.00

X Maria J. LaTour
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF JANUARY, 19 87

Barry W. Dedford
Notary Public

MY COMMISSION EXPIRES: 11-12-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: (Mortgagee)	MAP-PARCEL NUMBERS
MARIA J. LaTOUR	S A M E	104-8-F
Unit #13 (NAME)	(NAME)	
1915 Capers Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 13
Nashville, TN. 37212 (CITY) (STATE) (P.O. ZIP)	(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, I, NICHOLAS D. VERBAN, JR., a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MARIA J. LaTOUR

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 13 on the Plan of Old Town Condominiums as of record in Book 6625, page 952, said Register's Office, to which plan reference is hereby made for a more complete legal description, and as shown as exhibit on Master Deed of record in Book 6625, page 891, re-recorded in Book 6639, page 116 and further re-recorded in Book 6928, page 461, said Register's Office.

BEING the same property conveyed to Nicholas D. Verban, Jr., by deed from S.C.W. Construction Company, Inc., of record in Book 6959, page 864, Register's Office for Davidson County, Tennessee.

8 4 7 6 3

IDENTIFICATION REFERENCE

JAN 16 1 49 PM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 1915 Capers Avenue, Nashville, Tennessee 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 12th day of January, 19 87

Nicholas D. Verban, Jr.

NICHOLAS D. VERBAN, JR.

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STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named NICHOLAS D. VERBAN, JR., a single person

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

Witness my hand and official seal at Nashville, Tennessee, this 12th day of January, 19 87.

Barry W. Bedford
Notary Public

Commission Expires 11-12-90

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

NICHOLAS D. VERBAN, JR.,
an unmarried person

TO

MARIA J. LaTOUR

Mail to
Barry Bedford

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

09[illegible].00- CAMT.
251.78 COTAX
.50 PRFEE
6.50 WDFEE
CHECK 258.28-
0001AB1/ 6/87 CAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 4 7 6 3.

IDENTIFICATION REFERENCE

JAN 16 1 49 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35915