BOOK 7308 PAGE 676

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 98,500.

X Alliant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July, 1987

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jno. B. Cobb, Jr., Attorney - P. O. Box 150345 - Nashville, Tennessee 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Helen M. Reagan (NAME)	Helen M. Reagan (NAME)	142-7-C
407 Bradford Green (STREET ADDRESS OR ROUTE NUMBER)	407 Bradford Green (STREET ADDRESS)	Par 33 Js
Nashville, Tennessee 3722[illegible] (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37221 (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, ROCHFORD REALTY AND CONSTRUCTION CO., INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HELEN M. REAGAN, for and during her natural life with the unqualified power of disposition and upon her death, without exercising the said power of disposition, the remainder interest shall be vested in JULIA LYNN SAMUELS, in a 2/3 undivided interest, and in JEFFREY ALAN REAGAN, in a 1/3 undivided interest, 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, described as follows:

Being Unit No. 33 on the Plan of Ashley Green as described on Exhibit "C" in Book 7184, page 112, attached to the Master Deed for Ashley Green of record in Book 7184, page 44, and the By-Laws appended thereto of record in Book 7184, page 71, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

Being property conveyed to Rochford Realty and Construction Co. by deed from Myhrfield Developers, a Tennessee partnership, of record in Book 6880, page 88, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

(See attached marked Exhibit "A")

IDENTIFICATION REFERENCE 50140

ELLA T. WILSON REGISTER DAVIDSON COUNTY, TN

JUL 28 2 18 PM '87

unimproved ( )
This is improved (X) property, known as 407 Bradford Green (House Number) (Street) Nashville, Tennessee 37221 (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 17th day of July, 1987

ROCHFORD REALTY AND CONSTRUCTION CO. INC.

By:

John T. Rochford, President

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

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

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, _____the undersigned_____a Notary Public in and for the State and County aforesaid, personally appeared _____John T. Rochford_____

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 _____President_____ of the _____Rochford Realty and Construction Co. Inc._____ a corporation, and that he as such _____President_____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____President_____.

Witness my hand and official seal at _____Nashville_____, _____Tennessee_____, this _17th_ day of _____July_____, 19_87_.

Patricia J McPherson Notary Public

Commission Expires_____5/13/89_____

NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

FROM
Mail
ROCHFORD REALTY AND CONSTRUCTION CO. INC.

3220 Clifford Ave 37215
HELEN M. REAGAN

ATTORNEYS TITLE
A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

Exhibit "A"

1. Boundary Plat of record in Book 6900, page 24, said Register's Office , shows an Owners Certificate, certain easements & notes, to which reference is hereby made.

2. Sanitary Sewer Easement and a 25 foot temporary construction easement conveyed by deed from Ivar L. Myhr, Ellene M. Plummer, Sallie M . Thomas, A.I. Myhr and Lamb B. Myhr to the Harpeth Valley Utilities District of Davidson and Williamson Counties , Tennessee, dated Oct. 23, 1978, of record in Book 5374, page 511, Register's Office for Davidson County, Tennessee.

3. Perpetual easement for highway purposes and drainage easement as set forth in the Final Judgment and Decree of the Circuit Court of Davidson County, Tennessee, Civil Action No. C-744 as certified copy of which is of record in Book 5407, page 643, said Register's Office.

4. Sewer Easement and a 10 foot temporary construction easement conveyed by deed from Mrs. E.H. Duncan, Mrs. O.G. Thomas, Mrs. G.R. Plummer, A.I. Mhyr Jr. and Lamb B. Myhr to Bellevue Assembly of God dated Oct. 29, 1984, of record in Book 6483, page 907, Register's Office for Davidson County, Tennessee.

5. The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated , and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, liens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Ashley Green as of record in Book 7184, page 44, and the By-Laws appended thereto of record in Book 7184, page 71, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____ BOOK 7308 PAGE 679

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
			98500.00- CASH	
			275.00 CHECK	
			.50 PRFEE	
			9.00 MORTG	
			CHECK 285.50-	
			4964AU7/28/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5014.0

IDENTIFI REFERENCE

Jul 28 2 18 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.109017