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Send Tax Bills To: New Owner

STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 402,500.00

James H. Elliott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF July, 19 87

Thomas W. Lawless
Notary Public

MY COMMISSION EXPIRES: 1-21-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Combos & Lawless, P.C., 1404 American Trust Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
James H. Elliott and wife Roberta Elliott	First American National Bank of Nashville	145-01-015
(NAME)	(NAME)	
5425 South Stanford Drive	First American Center	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Nashville, Tennessee 37201	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. 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, Howard I. Levy, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James H. Elliott and wife, Roberta Elliott

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:

LAND in Davidson County, Tennessee, being Lot No. 2 on the Plan of the Resubdivision of Lot 31, Westwood Subdivision, as of record in Book 5200, page 112, Register's office of said County, to which reference is made for a more particular description of said lot.

Being the same property conveyed to Howard I. Levy, unmarried, by deed from Edward L. C. Haslam, unmarried of record in Book 6907, page 448, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the Plan of record in Book 5200, page 112, said Register's office, which shows an Owner's Certificate; prohibiting resubdivision, alteration or change of the lot so as to produce less area than that established by the Plat until otherwise approved by the City of Forest Hills, building setback lines as may be fixed by the City, areas for sewage soil absorption systems and perpetuation of their natural state, location of building site subject to compliance with zoning regulations and a requirement that the lot must be served by public water.

This conveyance is subject to a 99-year lease interest as found of record in Book 5440, page 837, said Register's Office.

5210 . 3 FEE 6.00 TAX 9.35 AUG 6 AM '87 IDENTIFICATION

unimproved ( )
This is improved (X) property, known as 5425 South Stanford Drive, Nashville, Tennessee 37215
(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 31st day of July, 19 87

Howard I. Levy

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Howard I. Levy

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 31 day of July, 19 87

Commission expires 1-21-90

Thomas W. Dawkins
Notary Public

STATE OF TENNESSEE
County of _____

Personally appeared before me, _____

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of _____, 19____

Commission expires _____

Notary Public

WARRANTY DEED

FROM

Howard I. Levy

TO

James H. Elliott and wife,

Roberta Elliott

Prepared by: COMBOS & LAWLESS, P.C.
ATTORNEYS AT LAW
AMERICAN TRUST BUILDING, SUITE 1404
301 UNION STREET
NASHVILLE, TENNESSEE 37201

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			402500.00- CAM.	
			1127.00 CONV.	
			.50 PRFEE	
			6.00 MORT	
			CHECK 1133.50-	
			.00	

8510A08/06/87 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 3 2 1 0

IDENTIFICATION REFERENCE

Aug 6 9 35 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 02494