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49

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 39,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF August, 1987

Notary Public

MY COMMISSION EXPIRES: 11/9/88

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE:	MAP-PARCEL NUMBERS
F. G. Cavin, Jr.	First American National Bank	104-11 A 75
(NAME)	(NAME)	
4117 Legend Hall	First American Center	24W 15148
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Nashville, TN 37237	
(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, Michael Lee Fong, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO F. G. Cavin, Jr. and wife, Sarah T. Cavin

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 Unit No. E-11 in a horizontal property regime which is located on the Plat of Villager West Condominium of record in Book 5210, page 174, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Michael Lee Fong by deed from Gilbert Ward Lovell, III, of record in Book 6582, Page 761, Register's Office for Davidson County, Tennessee.

Subject to the provisions of the Tennessee "Horizontal Property Act" as set out in T.C.A. Section 66-27-101, et seq.; easements, rights and interests 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 thereof; the conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed of record in Book 5452, page 419; the By-laws of record in Book 5452, page 460; and all matters as shown on the plan of record.

5831 2

IDENTIFICATION

AUG 24 8 44 AM '87

DAVIDSON COUNTY, TENN.

This is improved (XX) unimproved ( ) property, known as E-11, 2134 Fairfax Avenue, Nashville, TN 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 his hand this 21st day of August, 1987

Michael Lee Fong
By:
Jimmy H. Watson, Attorney-in-fact

Michael Lee Fong
By Jimmy H. Watson, Attorney-in-fact

08/24 117-19- CHECK

Pursuant to power of attorney recorded simultaneously herewith

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STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jimmy H. Watson

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the attorney in fact for Michael Lee Fong of the maker or a constituent of the maker and he 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 in Brentwood, Tennessee, this 21st day of August, 1987.

Elizabeth Johnson
Notary Public

My commission expires: 1/19/88

DEED

FROM
Michael Lee Fong, unmarried

TO
E. G. Cavin, Jr. and wife,
Sarah T. Cavin

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

39500.00- CAMA.
110.50 CSTAX
.50 PRFEE
6.00 MISC
CHECK 117.00-
4494A08/24/87 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

583 1 2

IDENTIFICATION REFERENCE

AUG 24 8 44 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 13014