BOOK 7340 PAGE 238 FILED BOOK 2

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,301.09

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August 19 87

Notary Public

MY COMMISSION EXPIRES My Commission Expires Sept. 11 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Douglas E. Simmons (NAME)	Metropolitan Federal Savings & (NAME)	MAP 147-3-B
370 Wallace Road, Unit C-4 (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 995 (STREET ADDRESS)	PARCEL 95
Nashville, Tennessee 37211 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37202-0995 (CITY) (STATE) (ZIP)	5DU-77165

FOR AND 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, Loyd L. Locke and wife, Wilma J. Locke

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas E. Simmons and wife, Sandra K. Simmons

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:

Unit No. C-4, of Southern Hills Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, page 502, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Loyd L. Locke and wife, Wilma J. Locke by deed from Freeman Webb Development, Inc. of record in Book 6752, page 325, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6594, page 502 Register's Office for said County.

This conveyance is subject to a Deed of Trust executed to Metropolitan Federal Savings & Loan Association, dated December 26, 1985, with an approximate unpaid balance of $39,301.09, of record in Book 6752, page 328, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

This is unimproved ( ) improved (XX) property, known as 370 Wallace Road, Unit C-4, Nashville, Tennessee 37211
(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 our hand s this 26th day of August 19 87

Loyd L. Locke

Loyd L. Locke

Wilma J. Locke

Wilma J. Locke

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7340 PAGE 239

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Loyd L. Locke and wife, Wilma J. Locke

the bargainor s, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of August, 1987.

Commission expires My Commission Expires Sept. 11, 1990

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the within named bargainor, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Loyd L. Locke and wife, Wilma J. Locke

TO
Douglas E. Simmons and wife, Sandra K. Simmons

RETURN TO:
CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY AT LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

60993

IDENTIFICATION REFERENCE

SEP 1 8 08 AM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7340 PAGE 240

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		PREE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

[illegible] CAMT.
[illegible] CSTAX
.50 PREEL
[illegible] MDEED
CHECK 122.14-
[illegible] .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 0 9 9 3

IDENTIFICATION REFERENCE

SEP 1 8 08 AM '87

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 11463