THIS INSTRUMENT PREPARED BY:
STEWART, BLACK & UNDERHILL, ATTORNEYS
223 MADISON STREET, SUITE 108
POST OFFICE BOX 887
MADISON, TENNESSEE 37115

mail

NAME/ADDRESS OF NEW OWNER(S):

NANCY ANN GARRETT AND
CLETIS WINNINGHAM
1051 HAROLD DRIVE
NASHVILLE, TENNESSEE 37217

MORTGAGEE(S):

SEND TAX BILLS TO:

NANCY ANN GARRETT AND
CLETIS WINNINGHAM
1051 HAROLD DRIVE
NASHVILLE, TENNESSEE 37217

MAP AND PARCEL NOS.:

MAP 107-09-0-A
PARCEL 034
02DA-546-034

6 4 2 0 5

IDENTIFICATION REFERENCE

SEP 11 9 11 AM '87

FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, We, hereby swear or affirm that, to the best of Affiant's knowledge and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 36,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

X Nancy Ann Garrett
AFFIANT

Subscribed and sworn to before me this the 9th day of September, 1987.

Diana L. Montgomery
NOTARY PUBLIC

MY COMMISSION EXPIRES:
11-12-89

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, TILLIE NICHOLAS, hereinafter referred to as "GRANTOR(S)", has this day bargained and sold, and by these presents does hereby transfer and convey unto the said NANCY ANN GARRETT AND CLETIS WINNINGHAM hereinafter referred to as "GRANTEE(S)" their heirs and assigns, certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantor(s) in and to any easement and right-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This is improved property known as 1051 Harold Dr., Nashville, Tennessee 37217.

TO HAVE AND HOLD the Property, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee(s) their heirs and assigns forever, and I covenant with the Grantee(s), their heirs and assigns, that I am lawfully seized and possessed of the "Property" in fee simple, and have a good right to convey it, and that the same is unemcumbered except as set forth in Exhibit "B", which is attached hereto and incorporated herein.

Grantor(s) further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the "Property" to Grantee(s), their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) has caused this Warranty Deed to be executed as of the 9th day of September, 1987.

Tillie D Nicholas
TILLIE NICHOLAS

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public, TILLIE NICHOLAS with whom I am personally acquainted, and who acknowlegded that she executed the within instrument for the purposes therein contained.

WITNESS my hand this 9th day of September, 1987.

Deana L. Montgomery
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-12-89

" EXHIBIT A " BOOK 7349 PAGE 768

A certain Condominium Apartment in Davidson County, Tennessee, described as follows:

Union No. 1051, Building "C" in a Horizontal Property Regime, as shown on the Plan of Castlewood Condominiums, as of record in Plat Book 4660, page 62, Register's Office for said County, to which reference is here made.

Being the same property conveyed to Tillie Nicholas by deed from Martha R. Nunn, unmarried, of record in Book 5508, page 48, said Register's Office.

" EXHIBIT B "

This conveyance is subject to the following:

1. 1987 real property taxes and real property taxes for future years.

2. Easements of record in Book 4749, page 151 and 152, and Plat Bppk 4660, page y2, and to all provisions and requirements of the Tennessee Horizontal Property Act, as set out Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws for the administration thereof; all restrictions, easement, etc. rights and interest in favor or other unit owners, options, burdens, assessments and undertakings, etc. contained in the Master Deed of record in Book 4750, page 426, said Register's Office.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7349 PAGE 769

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

36000.00- CAMT.
100.80 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 110.30-
1403A09/11/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4: 2 0' 6.

IDENTIFICATION REFERENCE

SEP 11 9 14 AM '87

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 15100