48

FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 425,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF February, 1988

Notary Public

MY COMMISSION EXPIRES: July 13, 1991

(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: & TAX BILLS TO:	MAP-PARCEL NUMBERS
Samuel J. Faust (NAME)	Third National Bank in Nashville (NAME)	117-13-0-B-100C0
300 St. James Park (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	7DA-91451

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, William E. Powell, Sr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel J. Faust, unmarried

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. 300 on a Plat of Phase One of Abbottsford, of record in Book 6250, Pages 419-421, amended in Book 6771, Page 683, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William E. Powell, Sr., unmarried, by deed from Shearon Abbottsford, a partnership composed of David Shearon Builders, Inc., and Union Financial Corporation of record in Book 6804, Page 165, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 6478, Page 177, amended in Book 6530, Page 242, and restrictions of record in Book 6537, Page 303; quitclaim of common areas to Abbottsford Homeowner's Association, Inc. of record in Book 7175, Page 761; Deed of Conveyance for water mains to Metropolitan Government Department of Water & Sewerage Services of record in Book 6974, Page 909; Deed of Conveyance for water mains to Metropolitan Government Department of Water & Sewerage Services of record in Book 6974, Page 961; all matters shown on the Plan of Record in Book 6250, Pages 419-421, amended in Book 6771, Page 683, also subject to Surveyor's Certificate of Correction of record in Book 6800, Page 164, said Register's Office.

This is improved (XX) unimproved ( ) property, known as 300 St. James Park, Nashville, TN 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 29th day of February, 19 88

William E. Powell, Sr.

William E. Powell, Sr.

STATE OF TENNESSEE
COUNTY OF Williamson

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Personally appeared before me, Teresa L. Beard, a Notary Public in and for said County and State, William E. Powell, Sr.

with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purpose therein contained, and who further acknowledged that he the of the maker or a constituent of the maker and _____ 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 29th day of February, 1988

Notary Public Teresa L. Beard

My commission expires: July 13, 1991

0.8.8 7.9.

IDENTIFICATION REFERENCE

MAR 1 1 40 PM '88

FELIX A. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

1436 03/01 0101 03CHECK 1196.50

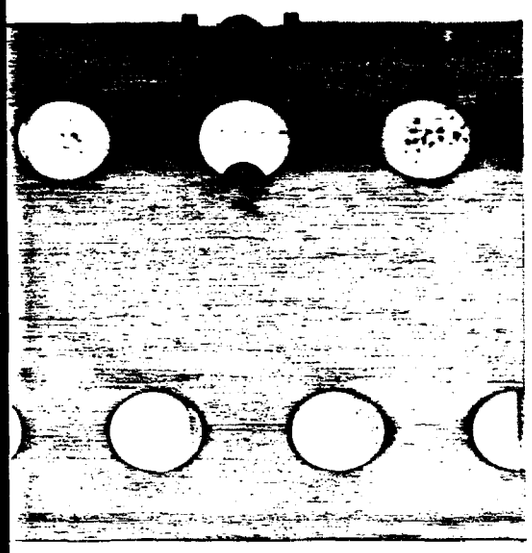
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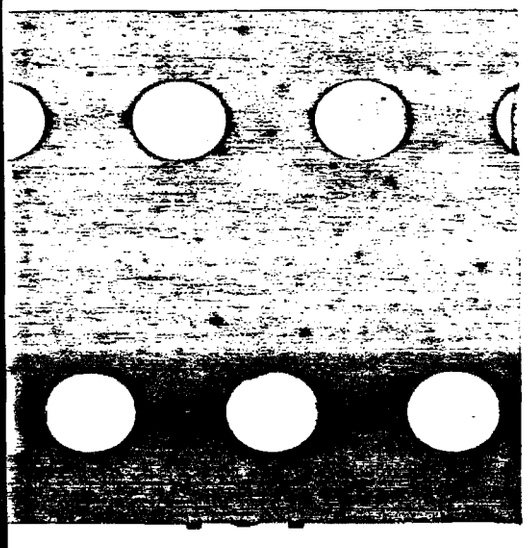
FROM
William E. Powell, Sr.

TO
Samuel J. Faust, unmarried

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

Realty Title
P.O. Box 1369
Suite 150, 101 Westpark Drive
Brentwood, TN 37027
(615) 377-0620





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

CAMT 425000.00
CON TX 1190.00
PRFEE 0.50
WDEED 6.00
TOTAL 1196.50
CHECK 1196.50

03/01/88 01 13:42 0001 1436

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0.8.8 7.9:

IDENTIFI REFERENCE

MAR 1 1 40 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 66143