5694
551236-7

BOOK 7854 PAGE 844 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $64,375.53

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF May 19 89.

Notary Public

MY COMMISSION EXPIRES: 4/23/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Suzanne Carolyn Warner (NAME)	Fidelity Federal Savings & Loan (NAME)	161-11C-45
327 Yorkshire Circle (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	6DU-82968
Nashville, Tennessee 3721 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Lawrence M. White and wife, Iona White

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Suzanne Carolyn Warner

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. I-904 on the Plan of the Resubdivision of Lot No. 2, Phase 4, Townhouses at Villages of Brentwood, as of record in Plat Book 6900, page 614, Register's Office for Davidson County Tennessee.

Said Lot No. I-904 fronts 17.63 feet on the southerly margin of a 6 foot access easement with access to Yorkshire Circle and runs back a total of 109.19 feet on the broken easterly line and runs back a total of 112.78 feet on the broken westerly line to a line in the rear which measures 19.23 feet thereon.

Being the same property conveyed to Lawrence M. White and wife, Iona White by deed from Fox Ridge Company, a Limited Partnership as of record in Book 7506, page 73, said Register's Office.

This conveyance is made subject to:
The Plan of record in Book 6900, page 614, said Register's Office, shows an Owner's Certificate, and certain easements and setback lines.
Declaration of Covenants, Conditions, and Restrictions, including but not limited to assessments, charges and liens, of record in Book 7231, page 789, amended in Book 7472, page 108, Declaration of Annexation Phase IV Lot 2 of record in Book 7494, page 689, said Register's Offfice.
Easement for Sanitary Sewer and/or Storm Drainage as of record in Book 6730, page 508, said Register's Office.
45 foot Right of way Dedication for Old Hickory Blvd. of record in Book 6900, page 294, said Register's Office.

This is unimproved / improved (X) property, known as 327 Yorkshire Circle, 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 their hand s this 26th day of May, 19 89

Lawrence M. White

Iona White

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lawrence M. White and wife, Iona White

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) 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 May, 1989.

Notary Public

Commission Expires 1/23/93

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Lawrence M. White and wife, Iona White

TO
Suzanne Carolyn Warner

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

0827 06-02 010 [illegible] 219.02

37663

JUN 2 9 11 AM '89

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7854 PAGE 846

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
				D&MT 64375.53
				CON TX 212.52
				PRFEE 0.50
				WDEED 6.00
				TOTAL 219.02
				CHECK 219.02
06/02/89		01		09:15 0001 0827

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

376883

JUN 2 9 11 AM '89

No. 215200