9031

WARRANTY DEED

BOOK 7939 PAGE 919

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste 110
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FRANCIS J. MCGRATH (NAME)	SECURITY FEDERAL SAVINGS & LOAN (NAME)	Map 131-1-A
4104 Legend Hall Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 292574 616 Marriott Drive (STREET ADDRESS)	Parcel 161.00 co
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37230-5171 (CITY) (STATE) (ZIP)	F.B. 7DA70699

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, HERBERT & COMPANY, a Tennessee corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANCIS J. MCGRATH and wife, ANN M. MCGRATH

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 4104 on the Plan of Resubdivision of Legend Hall of record in Plat Book 5200, page 275, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Legend Hall, a horizontal property regime established by Master Deed of record in Book 4934, page 15, amended in Book 7850, page 126, said Register's Office.

Being the same property conveyed to Herbert & Company by deed from Edward H. Johnson and wife, Bernice M. Johnson of record in Book 7850, page 126, said Register's Office.

This conveyance is made subject to: (1) 1989 Taxes, which have been prorated and assumed by the Grantees; (2) Covenants, Conditions, Restrictions and Agreements of record in Book 4934, page 15, amended in Book 7117, page 22; (3) By-Laws of record in Book 5627, page 846 and Book 5903, page 27; and (4) All matters appearing on the Plan of record in Plat Book 4675, page 115, said Register's Office.

MAIL ENC.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
SEP 18 10 16 AM '89

IDENTIFICATION REFERENCE

6 6 8 2 9

unimproved ( )
This is improved(XX) property, known as 4104 Legend Hall Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 15th day of September, 1989.

HERBERT & COMPANY, a Tennessee corporation
By: Sam B. Herbert
SAM B. HERBERT, President

BOOK 7939 PAGE 920

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

_____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

SAM B. HERBERT

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of HERBERT & COMPANY the maker or a constituent of the maker and 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, this 15th day of September, 19 89

My commission expires 3/27/93 Notary Public _____

CATHERINE C. HERSHEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $230,000.00

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF September, 1989

MY COMMISSION EXPIRES: 1/23/93 (AFFIX SEAL) _____
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

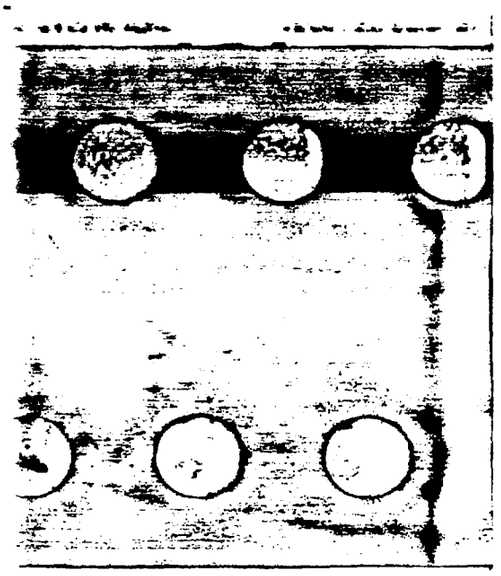
WARRANTY DEED

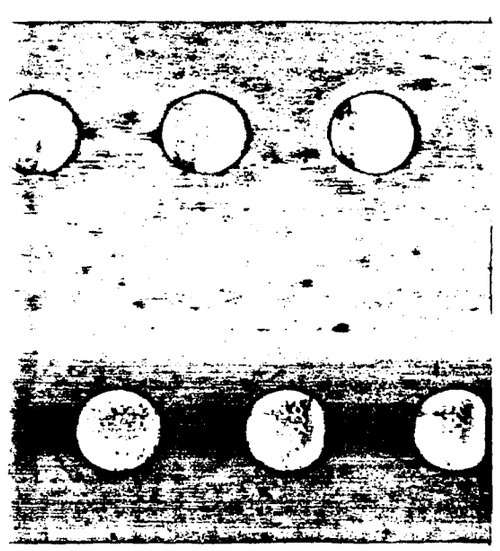
FROM
HERBERT & COMPANY, a Tennessee corporation

TO
FRANCIS J. MCGRATH and wife, ANN M. MCGRATH

5482 09/18 0101 02CHECK 766.00

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7939 PAGE 921

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 230000.00
CON TX 759.00
PRFEE 1.00
MDEED 6.00
TOTAL ~~766.00~~
CHECK ~~766.00~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/18/89 01 10:16 0001 5482

6 6 8 2 9

IDENTIFICATION REFERENCE

SEP 18 10 16 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 249466