MORTGAGEE: BRENTWOOD NATIONAL BANK BOOK 8009 PAGE 132 FORM S. WD-1

90843

IDENTIF REFERENCE

DEC 20 2 09 PM '89

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

MAIL TAX

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF December, 19 89

Notary Public

MY COMMISSION EXPIRES: 3-3-92

(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
Third Federal Investment	NEW OWNER	MAP 104-16
Group, Inc. (NAME)	(NAME)	
The Horse Barn, Suite 5		PARCEL 232
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Maryland Farms		24W-12000
Brentwood TN 37027		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Patricia S. Lance, unmarried, Carl E. Sturdivant and wife, Leona Sturdivant, Carl E. Sturdivant, Jr., unmarried and Gail Sturdivant Tomlinson, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Third Federal Investment Group, Inc., Trustee

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 the west part of Lot No. 220 on the Map of Belmont Land Company's Plan, of record in Book 241, page 34, Register's Office for said County.

Said Part of Lot No. 220 front 72.5 feet on the southerly side of Beechwood Avenue and runs back 175 feet on the easterly line and 175.31 feet on the westerly line, along the easterly margin of an alley, to another alley in the rear on which it measures 65.6 feet.

Being the same property conveyed to Charles H. Roberson by deed from John W. Swinford and wife, Maggie E. Swinford of record in Book 4283, page 146, Register's Office for Davidson County, Tennessee. The said Charles H. Roberson having since deceased with a will of record in Will Book 166, page 739, Docket #92577, Probate Courts Clerk's Office for Davidson County, Tennessee. Said property devised to the family of Mrs. Carrie Mai Sturdivant, deceased, which is composed of Patricia S. Lance, Carl E. Sturdivant, Carl E. Sturdivant, Jr. and Gail Sturdivant Tomlinson, the only family members and only heirs at law of the said Charles H. Roberson.

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

Leona Sturdivant, wife of Carl E. Sturdivant, joins in this conveyance to convey any and all interest she may have in said property including but not limited to her marital interest.

unimproved ( ) This is improved (X) property, known as 1917 Beechwood Avenue, Nashville, Tennessee 37212
(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 19th day of December, 19 89

Patricia S. Lance — Carl E. Sturdivant by his attorney in fact Patricia S. Lance — Leona Sturdivant, by her attorney in fact Patricia S. Lance

Patricia S. Lance — Carl E. Sturdivant — Leona Sturdivant

Carl E. Sturdivant, Jr. by his attorney in fact Patricia S. Lance — Gail Sturdivant Tomlinson by her attorney in fact Patricia S. Lance

Carl E. Sturdivant, Jr. — Gail Sturdivant Tomlinson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Patricia S. Lance

the bargainor with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 19th day of December, 89.

Commission expires 3-3-92

Mary Bennie Nelson
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

ON this the 19th day of December, 1989, before me personally appeared Patricia S. Lance, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Carl E. Sturdivant and wife, Leona Sturdivant, and acknowledged that she executed the same as the free act and deed of the said Carl E. Sturdivant and wife, Leona Sturdivant, by virtue of that Power of Attorney, duly executed by the said Carl E. Sturdivant and wife, Leona Sturdivant and appearing of record in Book 8009, page 126, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Brentwood, this 19th day of December, 1989.

My Commission Expires: 3-3-92

Mary Bennie Nelson
Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

ON this the 19th day of December, 1989, before me personally appeared Patricia S. Lance, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Carl E. Sturdivant, Jr., and acknowledged that she executed the same as the free act and deed of the said Carl E. Sturdivant, Jr., by virtue of that Power of Attorney, dulye executed by the said Carl E. Sturdivant and appearing of record in Book 8009, page 128, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Brentwood, this 19th day of December, 1989.

My Commission Expires: 3-3-92

Mary Bennie Nelson
Notary Public

WARRANTY DEED

FROM
Patricia S. Lance, unmarried, Carl E. Sturdivant and wife, Leona Sturdivant, Carl E. Sturdivant, Jr., unmarried and Gail Sturdivant Tomlinson, unmarried

TO
Third Federal Investment Group, Inc., Trustee

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

6584 12/20 0101 03CHECK 188.50

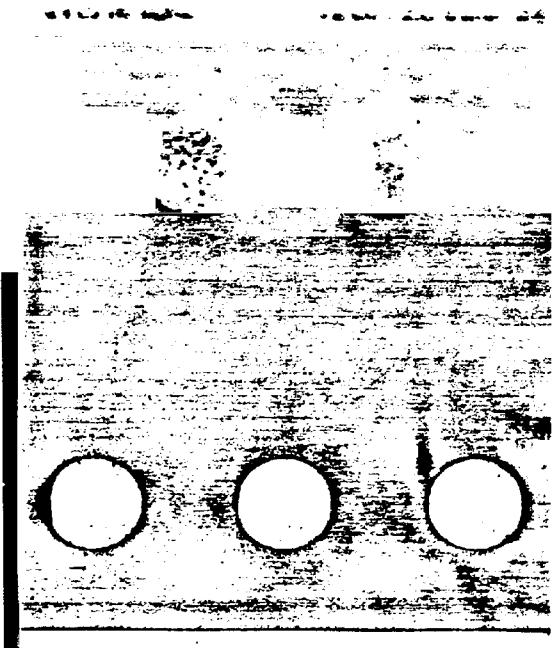
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

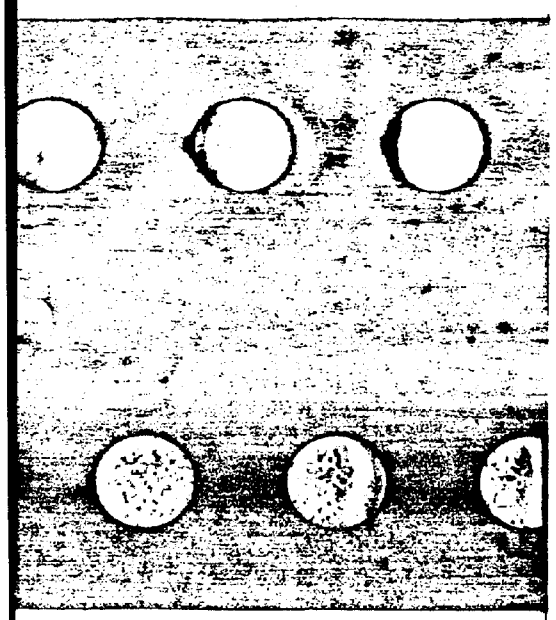
On this the 19th day of December, 1989, before me personally appeared Patricia S. Lance, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Gail Sturdivant Tomlinson, and acknowledged that she executed the same as the free act and deed of the said Gail Sturdivant Tomlinson, by virtue of that Power of Attorney, duly executed by the said Gail Sturdivant Tomlinson and appearing of record in Book 8009, page 130, respectively, of the Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Brentwood, this 19th day of December, 1989.

My Commission Expires: 3-3-92

Mary Bennie Nelson
Notary Public





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8009 PAGE 134

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	55000.00
CON TX	181.50
PRFEE	1.00
MISCED	5.00
TOTAL	188.50
CHECK	188.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0 0001 6574

9.0843.

IDENTIFICATION REFERENCE

Dec 20 2 09 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 277723