THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00261885
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Christopher H. Maurer (NAME)	Same (NAME)	MAP118-9
1102 Graybar Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL110
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ~~TEN AND NO/100~~----------$10.00---------- *Dollars,*

Cash in hand paid by Christopher H. Maurer and wife, Maria E. Iglesias and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

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John J. Siegfried and wife, Patricia Lovell Siegfried

have this day bargained and sold, and do hereby transfer and convey unto the said Christopher H. Maurer and wife,

Maria E. Iglesias

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lots Nos. 19, 20 and the westerly 15 feet of Lot No. 18, on the Map showing the Subdivision of the Draughon Tract, as of record in Book 974, page 39, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 19, 20 and part of Lot No. 18, front together 75 feet on the northerly side of Graybar Lane and run back between parallel lines, 174 feet, to a dead line.

Being the same property conveyed to John J. Siegfried by Quitclaim Deed from Dustine Deming, f/k/a Dustine Deming Siegfried, of record in Book 6270, page 210, Register's Office of Davidson County, Tennessee.

Patricia Lovell Siegfried joins in this conveyance as spouse of John J. Siegfried.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 105,000.00

Subscribed and sworn to before me this the 3rd *day of* August *19* 90

My commission expires: 1-23-93 *(Affix Seal)*

Affiant Christopher H. Maurer

Notary Public

unimproved ( )
This is improved ( ) property, known as 1102 Graybar Lane, Nashville, TN 37215
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 3rd *day of* August *19*90*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John J. Siegfried
John J. Siegfried

Patricia Lovell Siegfried
Patricia Lovell Siegfried

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* John J. Siegfried and wife, Patricia Lovell Siegfried

the within named bargainor s, *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* ~~3rd~~ *day of* ~~August~~, *19* ~~90~~

Commission expires 1-23-93

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____*Notary Public*

Commission expires _____

8645 08/09 0101 03CHECK 485.50

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

AUG 9 3 21 PM '90

IDENTIFICATION REFERENCE

4 8 3 4 1

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 145000.00
CON TX 478.50
PRFEE 1.00
WDEED 6.00
TOTAL 485.50
CHECK 485.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/09/90 01 15:27 0001 8645

48341.

IDENTIFICATION REFERENCE

Aug 9 3 21 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TENN

No. 345093