Return to: Jordan & Assoc
One Burton Hills Blvd
Ste 220
Nash TN
37215

57294

ADDRESS NEW OWNER:
DALE BUFORD
368 Cedarmont Drive
Nashville, TN 37211

SEND TAX BILLS TO:
FIRST INVESTMENT COMPANY
P. O. Box 749
Columbus, Ohio 43216

MAP PARCEL NOS.
162-13-49
5DU 32219

IDENTIFICATION REFERENCE

SEP 14 9 49 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

BOOK 8195 PAGE 891

3861 09/14 0101 03CHECK 241.30

THIS INSTRUMENT PREPARED BY:
HOFSTETTER & HOFSTETTER, ATTORNEYS
Suite 500, 230 Fourth Avenue North
Nashville, TN 37219

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 (10.00) DOLLARS, cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged; we, **THOMAS M. EDWARDS III and wife, KAREN S. EDWARDS,** have bargained and sold, and by these presents do transfer and convey unto **DALE BUFORD, unmarried,** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Being Lot No. 47 of Cedarwood Estates of record in Plat Book 4675, Page 33 of the Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete description.
>
> Said Lot No. 47 fronts 88.05 feet onthe southeasterly margin of Cedarmont Drive and extends back 234.06 feet on the northeasterly line and 126.16 feet on the southwesterly line to a dead line in the rear, measuring 132.19 feet thereon.
>
> Being the same property conveyed to Thomas M. Edwards III and wife, Karen S. Edwards by deed from Zachry F. Martin and wife, Cynthia M. Martin, of record in Book 5524, Page 635, Register's Office for Davidson County, Tennessee.

This is (improved) property, known as 368 Cedarmont Drive, Nashville, Tennessee 37211.

Taxes for 1990 to be pro rated and assumed by Grantee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns forever. And we do covenant with the said Grantee 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.

The Grantors further covenant and bind themselves, their heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 13th day of September, 1990.

Thomas M. Edwards III

Karen S. Edwards

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $71,000.00.

Dale Bryant

Sworn to and subscribed before me,
this 13th day of September, 1990.

Notary Public

My commission expires: 1-11-92

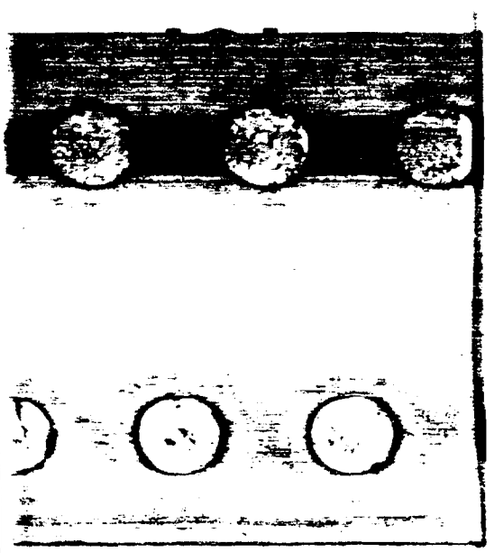
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

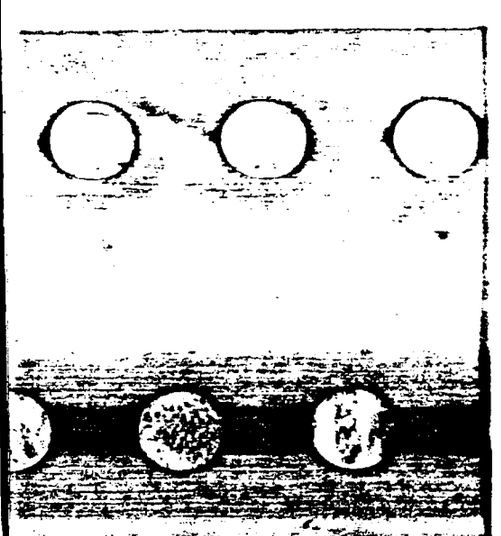
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **THOMAS M. EDWARDS III and wife, KAREN S. EDWARDS,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of September, 1990.

Notary Public

My commission expires: 1-11-92





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8195 PAGE 893

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 71000.00
CON TX 234.30
PRFEE 1.00
WDEED 6.00
TOTAL 241.30
CHECK 241.30

09/14/90 01 09:52 0001 8861

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57294

IDENTIFICATION REFERENCE

SEP 14 9 49 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 355507