FILE IN BOX #14

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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON } G#6711S

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $136,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September, 90

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church Street, 13th Floor, Nashville, Tennessee 37219
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JOANNE C. WALKER (NAME) | FIDELITY FEDERAL BANK, a Federal (NAME) | Map 116 |
| 3824 Woodmont Lane (STREET ADDRESS OR ROUTE NUMBER) | 401 Union Street (STREET ADDRESS) | Group 12 |
| Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | Parcel 145 |

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, AMBROSE & MAXWELL, a partnership composed of Albert E. Ambrose and Robert S. Maxwell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOANNE C. WALKER, UNMARRIED

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 8B on the Plan of the resubdivision of Block "G", Lots 7 & 8, Woodmont Lane Homesites, as of record in Plat Book 6900, Page 695 which amends Plat Book 6900, Page 692, Register's Office for said county.

Said Lot No. 8B fronts 50.00 feet on the easterly side of Woodmont Lane and run back 171.14 feet on the southerly lot line, and along a broken line measuring a total of 165.75 feet on the northerly lot line, to a line in the rear which measures 45.00 feet thereon.

Being the same property conveyed to Ambrose & Maxwell, a partnership composed of Albert E. Ambrose and Robert S. Maxwell by deed from Wilma G. Auerbach, a widow as of record in Book 6996, Page 776, said Register's Office.

This conveyance is subject to restrictive covenants of record in Plat Book 6900 Page 695, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (XX) unimproved ( ) property, known as 3824 Woodmont Lane, Nashville, TN 37215
(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 his hand this 27th day of September, 19 90

AMBROSE & MAXWELL, a partnership
By: Albert E. Ambrose Jr. Robert S. Maxwell

STATE OF TENNESSEE
Davidson County

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

_____

_____

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

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

Albert E. Ambrose, Jr. and Robert E. Maxwell

_____

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 AMBROSE & MAXWELL, a partnership

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 Nashville, Tenn. this 27th day of September, 19 90.

_____ Notary Public

Commission Expires 2/5/94

SUSAN ROSENBERG NOTARY PUBLIC AT LARGE

WARRANTY DEED

FROM AMBROSE & MAXWELL, a partnership

TO JOANNE C. WALKER, UNMARRIED

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

60930

IDENTIF. TREFERENCE

SEP 28 3 10 PM '90

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY TN.

455.30

[redacted]

**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 | 136000.00 |
| CON TX | 448.80 |
| PRFEE | 1.00 |
| WDEED | 6.00 |
| TOTAL | 455.80 |
| CHECK | 455.80 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60930

IDENTIF. T REFERENCE

SEP 28 3 10 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 359789