PREPARED BY (AND RETURN TO):
**WILKINS & IVEY,** Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. ( jcb) (Title No: 30552)

**State of Tennessee**
**County of Davidson**
The actual consideration or value, whichever is greater, for this transfer is: $ 83000.00

Cathie E. Sterling
Affiant

Sworn to and subscribed before me this
5th day of December, 1990.

Notary Public

My Commission Expires: Oct 9, 1991

CHRISTY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

| **ADDRESS NEW OWNER:** | **MORTGAGEE:** | **MAP-PARCEL NUMBERS** |
|---|---|---|
| John I. Sterling | Atlantic Coast Mortgage Company | 128-15-B-415/9D-80157 |
| 415 Post Creek Road | 12700 Fair Lakes Circle, Ste. 400 | |
| Nashville, TN 37221 | Fairfax, VA 22033 | |

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jack W. Boone, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John I. Sterling and spouse, Cathie E. Sterling,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 415 on Post House-Bellevue Condominiums, Exhibit "C" of the Master Deed and By Laws of record in Book 6838, page 811, Register's Office for said County and to which Exhibit "C" is incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Jack W. Boone, unmarried, by deed from Bellevue Post House, Inc. of record in Book 7367, page 498, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6838, Page 811, amended in Book 6846, page 445, Book 6846, page 816, Book 6846, page 821, Book 8047, page 867 and re-recorded in Book 8101, page 562 and Book 8044, page 195, said Register's Office.

27546 IDENTIF. REFERENCE Dec 6 11 00 AM '90 FELIX Z. WILSON III REGISTER DAVIDSON COUNTY TN.

6805 12/06 0101 03CHECK 280.90

**This is improved property, known as:** 415 Post Creek Road, Nashville, TN 37221

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 5th day of December, 1990.

Jack W. Boone

**Jack W. Boone**

**State of Tennessee**
**County of Davidson**

On this 5th day of December, 1990, before me the undersigned authority, personally appeared Jack W. Boone, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that execution was a free act and deed.

CHRISTY WILKINS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Oct 9, 1991

Notary Public

W & I 12/89

**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 8251 PAGE 873

| | | |
|---|---|---|
| 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 | 83000.00 |
| CON TX | 273.90 |
| PRFEE | 1.00 |
| MDEED | 6.00 |
| TOTAL | 280.90 |
| CHECK | 280.90 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/06/90 01 10:59 0001 6805

77546

IDENTIF. REFERENCE

DEC 6 11 00 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 379269