FILE BOX 30

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BRENT A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 139,900.00

Subscribed and sworn to before me, this the 14 day of December 19 90

My commission expires November 27, 1993 (Affix Seal)

Affiant

Notary Public

My Commission Expires Nov. 27, 1993

# WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

SOUTHEAST TITLE of Tennessee, Inc. 0B14923

Suite 100, Bristol Building, 7003 Chadwick Drive, Brentwood, TN 37027

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: |
|---|---|
| William J. Thalberg | Commercial Federal Mortgage |
| 139 Hearthstone Manor | 2120 South 72nd Street, Suite 400 |
| STREET ADDRESS | STREET ADDRESS |
| Brentwood, TN 37027 | Omaha, NE 68124 |
| CITY STATE ZIP | CITY STATE ZIP |

MAP & PARCEL NO 160-15-A 12CO/6DU 81341

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, William R. Roark, unmarried

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO William J. Thalberg and wife, Yoshiko M. Thalberg

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS

Being Unit No. 19, Building 4 on the Plan of Hearthstone Manor, of record in Plat Book 6200 at page 144 and as amended in Plat Book 6250, page 215, and as revised in Plat Book 6250, page 398, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to William R. Roark, unmarried by Deed of record in Book 7504 page 60, Register's office for said County.

This conveyance is subject to taxes for the year 1991 and subsequent years, easements and restrictive covenants of record and Deed of Trust for the benefit of Commercial Federal Mortgage recorded in Book 7504 at page 63 and as re-recorded in Book 7536 at page 905, Register's Office for Davidson County, Tennessee, the unpaid balance of which the Grantees hereby jointly and severally assume and agree to pay as part of the consideration herein; the Grantees also jointly and severally hereby assume the obligations of William R. Roark under the terms of the instruments creating the loan to indeminfy the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

8 U 6 6 3

IDENTIFICATION REFERENCE

Dec 17 2 31 PM '90

DAVIDSON COUNTY TN.

139 Hearthstone Manor, Brentwood, TN 37027

THIS IS _____ IMPROVED PROPERTY KNOWN AS _____

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders

Witness my hand this 14 day of December 19 90

William R. Roark

William R. Roark

State of Tennessee
County of Williamson

On this 14 day of December, 19 90, before me personally appeared William R. Roark to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand and official seal.
My Commission expires:

BRENT A. CAMPBELL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public
Brent A. Campbell

Commission Expires Nov. 27, 1993

State of Tennessee
County of

On this 14 day of December, 19 90, before me personally appeared to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be free act and deed.

Witness my hand and official seal.
My Commission expires:

Notary Public

# WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

SUITE 100
BRISTOL BUILDING
7003 CHADWICK DRIVE
BRENTWOOD, TN 37027

**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 139900.00
DON TX 461.67
PRFEE 1.00
MFEE 6.00
TOTAL 468.67
CHECK 468.67

12/19/90 01 14:30 0001 0616

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8U663

IDENTIF. REFERENCE

DEC 19 2 31 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY TN

No. 383017