THIS I[illegible]RUMENT [illegible] BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

[illegible] OF
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this, transfer is $82,000.00.

Beverly S Winston
Affiant

Subscribed and sworn to before this 4th day of April, 1991.

Notary Public

My Commission Expires: 1-22-94

BOOK 8340 PAGE 523

| Address New Owner: | Send Tax Bills to: | Map/Parcel Nos. |
|---|---|---|
| BEVERLY S. WINSTON<br>5222 Anchorage Drive<br>Nashville, Tennessee 37220 | ATLANTIC COAST MORTGAGE<br>12700 Fair Lakes Circle<br>Suite 400<br>Fairfax, VA 22033 | MAP 160-3<br>PARCEL 20 |

**WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of EIGHTY TWO THOUSAND AND 00/100 DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, **SARAH E. WARD, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **BEVERLY S. WINSTON, unmarried,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 71 on the Plan of Haileywood Estates, Section IV, of record in Book 2330, page 59, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the easterly margin of Anchorage Drive at the corner of Lots 70 and 71; thence with the line between said lots easterly 110.0 feet to a corner of Lot 72; thence with the line between said Lots 71 and 72, southerly 110.9 feet to the north margin of Oakley Drive; thence with the margin of the same westerly 116.7 feet to the beginning of a curve; thence around said curve northwesterly 44.5 feet to the easterly margin of Anchorage Drive; thence with the margin of the same, northerly 101.8 feet to the point of beginning.

BEING the same property conveyed to Carroll T. Ward and wife, Sarah E. Ward, by deed from Pete Turner and wife, Addie B. Turner, of record in Book 2634, page 492, Register's Office for Davidson County, Tennessee; the said Carroll T. Ward having since died.

This is improved property known as 5222 Anchorage Drive, Nashville, Tennessee 37220.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

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, her heirs and assigns, forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 26th day of April, 1991.

Sarah E. Ward
SARAH E. WARD



**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 SARAH E. WARD, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

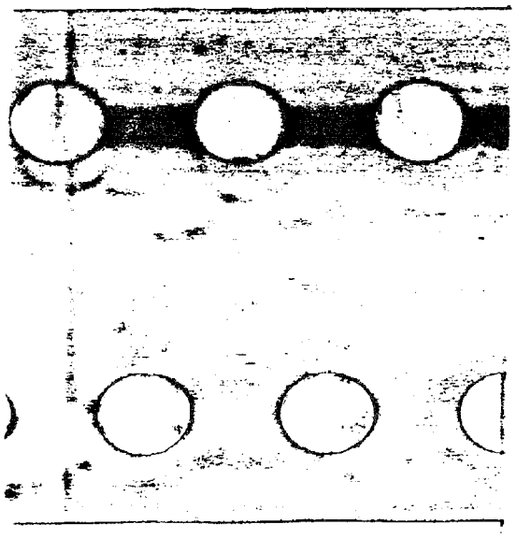
Witness my hand and official seal this 26th day of April, 1991.

Notary Public

My Commission Expires:

9-8-94

10432
IDENTIF. TREFERENCE
APR 30 10 14 AM '91
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.
9280 04/30 0101 03CHECK 277.60



**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 8340 PAGE 530

| | | |
|---|---|---|
| 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 82000.00
~~CON TX 270.60~~
~~PRFEE 1.00~~
WDEED 6.00
TOTAL 277.60
CHECK 277.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/30/91 01 10:13 0001 9280

10432

IDENTIF. REFERENCE

APR 30 10 14 AM '91

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 417267