PREPARED BY (AND RETURN TO):
**WILKINS & IVEY, Attorneys**
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (blw) (Title No: 31145)
Dav. Co. File: Box 8

NANCY WILKINS 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: $ 150,000.00

Affiant

Sworn and subscribed before me this 9th day of September, 1991.

Notary Public

My Comm. Expires: 9/26/92

**ADDRESS NEW OWNER:**
Barry W. Thompson
4141 Woodlawn Dr., #22
Nashville, TN 37205

**MORTGAGEE:**
NONE

**MAP-PARCEL NUMBERS**
117-9-51

# *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 **Clara H. Bauman, a single person,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Barry W. Thompson and spouse, Cheryl F. Thompson,** 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:**

Land in Davidson County, Tennessee, being Lot No. 5, Bock 8, on the plan of Woodmont Estates, of record in Book 974, page 29, Register's Office for said County.

Said Lot No. 5 of Block 8 fronts 220.3 feet on the northwesterly margin of Valley Brook Road and extends back 195 feet on the northeasterly line and 266.3 feet on the southwesterly line to a dead line in the rear, measuring 225 feet thereon.

Being the same property conveyed to C. F. Bauman and wife, Clara H. Bauman, by deed from Third National Bank in Nashville, Trustee, of record in Book 1318, page 482, said Register's Office. The said C. F. Bauman has since died.

The property herein conveyed is subject to restrictive covenants of record in Book 1049, page 28, said Register's Office, and to the matters set forth in the above referenced plan of record.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

This instrument is executed on behalf of Clara H. Bauman by Nancy B. Maney as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

45567

IDENTIFICATION REFERENCE

SEP 10 11 19 AM '91

FELIX J. WILSON REGISTER DAVIDSON COUNTY, TN

9292 09/10 0101 03CHECK 562.00

**This is improved property, known as:** 3411 Valley Brook Road, Nashville, TN 37215

**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 9th day of September, 1991.

Clara H Bauman by Nancy B Maney

**Clara H. Bauman By: Nancy B. Maney, Atty.-in-Fact**

atty in fact

State of ~~Tennessee~~ Ky
County of ~~Davidson~~ Jefferson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Nancy B. Maney**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Clara H. Bauman**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at ~~Nashville, Tennessee~~ Louisville, Ky, this the 9th day of September, 1991.

NOTARY PUBLIC AT LARGE, KY.

Linda F. Shiggins
Notary Public

Notary Public, State at Large, KY.
My Commission Expires: My commission expires Jan. 24, 1993

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**EXHIBIT "A"**
**To**
**WARRANTY DEED**

**FROM: Clara H. Bauman**

**TO: Barry W. Thompson and Cheryl F. Thompson**

## A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Nancy B Maney affiant
**Nancy B. Maney, Affiant**

Sworn to and subscribed before me this

9th day of September, 1991.

Linda F. Shiggins
Notary Public

Notary Public, State at Large, KY.
My Commission Expires: My commission expires Jan. 24, 1993

NOTARY PUBLIC AT LARGE, KY.



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

RECEIVED OF _____

FOR _____

BOOK 8439 PAGE 321

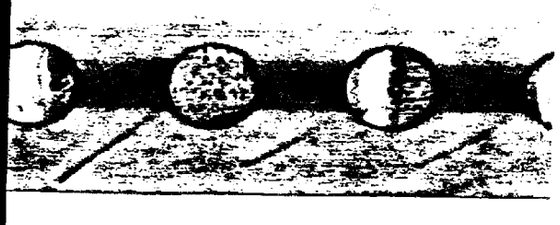
| | | |
|---|---|---|
| CO CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 150000.00
CON TX 555.00
PRFEE 1.00
WDEED 6.00
TOTAL 562.00
CHECK 562.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/10/91 01 11:21 0001 9292



4.5.5.6.7.

IDENTIFICATION REFERENCE

SEP 10 11 29 AM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 457554