File Box 14
7366-3

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF September 19 91.

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENNEY, LACKEY & CHERNAU, 424 Church Street, Suite 1350, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MATTHEW A. TIMM (NAME)	FIDELITY FEDERAL BANK (NAME)	Map 103-8
505 North Wilson Boulevard (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 173
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	26W-8960

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, ELEANOR JACINTA AMBROSE, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MATTHEW A. TIMM, MARRIED

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:

AN undivided one-half interest in land in Davidson County, Tennessee, being Lot No. 375 on the Plan of Richland Realty Company's Division "C" of record in Book 421, Page 31, Register's Office for Davidson County, Tennessee.

SAID Lot No. 375 fronts 60.00 feet on the westerly side of North Wilson Boulevard (or Wilson Avenue) and runs back between parallel lines 200.00 feet to an alley in the rear which measure 60.00 feet thereon.

BEING the same property conveyed to Matthew A. Timm and wife, Eleanor J. Timm, by Deed from Gary R. Kilmer and wife, Sally H. Kilmer, of record in Book 4898, Page 189, Register's Office for Davidson County, Tennessee. The said Matthew A. Timm and Eleanor J. Timm having since divorced. The property is vested in Matthew A. Timm and Eleanor Jacinta Ambrose, as tenants in common, by Final Divorce Decree in Minute Book 155C, Page 243, First Circuit Court Clerks Office, Docket No. 83D-786. Eleanor J. Timm is also known as Eleanor Jacinta Ambrose.

Louis Farrell III, husband of the above named Eleanor Jacinta Ambrose, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above described property, especially his marital rights.

This is unimproved (XX) improved ( ) property, known as 505 North Wilson Boulevard, Nashville, TN 37205
(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 11th day of September, 19 91

eleanor jacinta ambrose
ELEANOR JACINTA AMBROSE

Louis Farrell III
LOUIS FARRELL III

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eleanor Jacinta Ambrose, and husband, Louis Farrell III

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

Witness my hand and official seal at Nashville, Tennessee, this 11th day of September, 1991.

Commission Expires 7/24/93

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

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

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 _____ 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 _____, _____, this _____ day of _____, 19___.

Commission Expires _____

_____ Notary Public

WARRANTY DEED

FROM
ELEANOR JACINTA AMBROSE, MARRIED

TO
MATTHEW A. TIMM, MARRIED

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

47735

INTENTIONALLY REFERENCE

SEP 18 9 55 AM '91

1859 09/18 0101 CHECK 169.00

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 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	43800.00
CON TX	162.06
PRFEE	1.00
WDEED	6.00
TOTAL	169.06
CHECK	169.06

09/18/91 01 09:57 0001 1839

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.7.7.3.5.

IDENTIF REFERENCE

SEP 18 9 55 AM '91

No. 460066