This Instrument Prepared By:
Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville TN 37219
Return to Box 50

ADDRESS NEW OWNER:
Robert P. Thomas
405 Rose Hall, 33rd Avenue South
Nashville, Tn 37212

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 104-06N
GROUP
PARCEL 306CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Union Planters National Bank, a national banking association, (formerly Fidelity Federal Bank, a Federal Savings bank) hereinafter called the Grantor, has bargained and sold, and by these presents do transfer and convey unto Robert P. Thomas, an unmarried person, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 306 on the Plan of Rose Hall Condominiums of record in Plat Book 6900, page 379, Register's Office for Davidson County, Tennessee, to which amends Lots 37, 38, 39 40, and 41 of Bransford Realty Company's West End Avenue Place of record in Book 332, page 15, said Register's Office to which plan reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to Fidelity Federal Bank, a Federal Savings Bank, by deed from William L. Rosenberg, Successor Trustee, of record in Book 8313, page 194, Register's Office for Davidson County, Tennessee.

This is improved property known as Rose Hall Condomimiums, #306, 33rd Avenue South, Nashville, TN 37212.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Taxes for 1992 a lien but not yet due and payable.

2. The Plan of record in Book 6900, page 379, said Register's Office.

3. Horizontal Property Regime of record in Book 7307, page 760, and the By-Laws of record in Book 7307, page 769, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert P. Thomas, an unmarried person, his heirs and assigns, forever; and Union Planters National Bank, a national banking association, does covenant with the said Grantee that it is lawfully seized 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; and it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 8th day of April, 1992.

UNION PLANTERS NATIONAL BANK

Stanley D. Overton

By: Stanley D. Overton
President and Chief Executive Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. L. Moore, a Notary Public of said county and state, Stanley D. Overton, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President and Chief Executive Officer, of Union Planters National Bank, a national banking association, (formerly Fidelity Federal Bank), the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 8th day of April, 1992.

R. L. Moore

Notary Public

My Commission Expires: Nov. 21, 1992

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 81,000.00.

Lindsey H. Park

AFFIANT

Subscribed and sworn to before me this 8th day of April, 1992.

R. L. Moore

NOTARY PUBLIC
My Commission Expires:

1 0460 0101 03CHECK 306.70

APR 9 2 37 PM '92

DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

U U 4 4 0

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8598 PAGE 43

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
TO - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT $1000.00
CON TX 299.70
PRFEE 1.00
WDEED 6.00
TOTAL 306.70
CHECK 306.70

04/09/92 01 14:36 0001 9111

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00440

IDENTIFT REFERENCE

APR 9 2 37 PM '92

DAVIDSON COUNTY, TN

No. 519988