FORM NO. WD-1

BOOK 8719 PAGE 655

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Helen O Ewers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August, 19 92

Notary Public

MY COMMISSION EXPIRES: 1-27-96
(AFFIX SEAL)

(615) 385-2804 THIS INSTRUMENT WAS PREPARED BY SupCt#003143

Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
Helen O. Ewers (NAME)	Empire of America Realty Credit Corp. (NAME)	142-7-C-69
211 Myhr Green (STREET ADDRESS OR ROUTE NUMBER)	Empire Plaza, 100 Seneca Street (STREET ADDRESS)	9D-80031
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	Buffalo, NY 14203 (CITY) (STATE) (ZIP)	

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 X Rochford Realty and Construction Co., Inc., a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Helen O. Ewers, an unmarried person

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:

Land in Davidson County, Tennessee, being Unit No. 69 on the plan of Ashley Green as described in Master Deed of record at Book 7184, page 44, and as shown on Exhibit "C" thereto at Book 7184, page 112, and as further described in the By-Laws thereto at Book 7184, page 71, as corrected at Book 7467, page 279 and amended at Book 7482, page 312, all recorded in the Register's Office for said County, and all to which reference is hereby made and the same incorporated herein for a complete description of said unit, together with that portion or percentage of the undivided interest in the common elements and appurtenances there to, as therein described.

Being part of the same property conveyed to the grantor herein by deed as of record at Book 6880, page 88, said Register's Office.

This conveyance is subject to 1992 property taxes, which have been pro rated this date and the grantee assumes in full, subject to any required reproration due to a change in the actual 1992 property taxes, and to the following matters regarding Ashley Green Condominiums, to wit: Master Deed of record at Book 7184, page 44, By-Laws thereto at Book 7184, page 71, as corrected at Book 7467, page 279, as amended at Book 7482, page 312, plat as Exhibit "C" thereto the Master Deed at Book 7184, page 112, and the Revised Boundary plat at Book 6900, page 978, all Recording references to said Register's Office.

And the Corporate party does further hereby warrant that it is a duly authorized Tennessee Corporation in "Good Standing" in the State of Tennessee in each and all respects.

IMproved

This is improved (X) property, known as 211 Myhr Green, Nashville, TN 37221
(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 its hand this 31st day of August, 19 92

Rochford Realty and Construction Co., Inc.

By: _____
John T. Rochford, III, President

BOOK 8719 PAGE 656

STATE OF TENNESSEE
Davidson County

Personally appeared befcre me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

_____Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned authority a Notary Public in and for the State and County aforesaid, personally appeared John T. Rochford, III

_____

_____

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 President _____of the Rochford Realty and Construction Co., Inc. a corporation, and that he as such President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of Sept., 19 92

Lillian Franck Notary Public

Commission Expires Nov. 26, 1994

423 4.5

WARRANTY DEED

FROM

Rochford Realty and Construction Co., Inc.

TO

Helen O. Ewers

IDENTIFI REFERENCE

SEP 2 2 05 PM '92

J. Z. WILKES
DAVIDSON COUNTY, TN

PICK-UP

AQ 319726

ATTORNEYS TITLE
A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

1992 09/02 0101 03CHECK 341.63

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

RECEIVED OF _____

FOR _____

BOOK 8719 PAGE 657

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	89900.00
CON TX	332.63
PRFEE	1.00
WDEED	8.00
TOTAL	341.63
CHECK	341.63

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 2886

42345.

IDENTIFICATION REFERENCE.

SEP 2 2 05 PM '92

FELIX Z. WILSON, II
REGISTER OF
DAVIDSON COUNTY, TN

No. 566575