## SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$17,500.00**

J. R. Wyatt
Affiant

THIS INSTRUMENT PREPARED BY:
**TAYLOR, PHILBIN, PIGUE, MARCHETTI & LONG**
ONE ELEVEN UNION STREET
NASHVILLE, TN 37201

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 5th DAY OF February, 1993.

Jill Keller
NOTARY PUBLIC

JILL KELLER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

MY COMMISSION EXPIRES:
11-2096

BOOK 8862 PAGE 934

| ADDRESS NEW OWNER | SEND TAX BILLS | MAP-PARCEL |
|---|---|---|
| **JAMES STANSELL, SR.** | James Stansell, Sr. | **133-14-A-16CO** |
| **420 Elysian Fields Road** | 1630 Church Street Alley | **6DA-58505** |
| **Nashville, TN 37211** | Nashville, TN 37203 | |

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, WE, **NATIONSBANK OF TENNESSEE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAMES STANSELL, SR.**, 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:

**UNIT No. A-16, of Oakcrest Condominium created under Title 64, Sections 2701, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5884, Page 960, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 said Master Deed, reference is hereby made to the Plat of Oakcrest Condominium, of record in Book 5200, Page 413, said Register's Office, for a more complete identification and description of such Unit.**

**BEING the same property conveyed to NationsBank of Tennessee by deed from I. Dyke Tatum, Substitute Trustee of record in Book 8733, Page 160, Register's Office for Davidson County, Tennessee.**

This conveyance is subject to any and all existing restrictions and easements of record.

THIS IS IMPROVED PROPERTY KNOWN AS **420 Elysian Fields Road, Unit A-16 in Nashville, Tennessee.**

9 | 3 9 3

IDENTIFICATION REFERENCE

FEB 10 | 20 PM '93

ELIA Z. WILSON REGISTER
DAVIDSON COUNTY, TN

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 as Grantors do covenant with the said GRANTEES that we are lawfully seized and possessed of said land and that we have a good right to convey it. We as Grantors do further covenant and bind ourselves, our heirs and representatives unto said Grantees, their heirs and assigns to specially warrant and defend the title to the said land against the lawful claims of all persons claiming the same by through or under us as Grantors, but not further or otherwise.

Whenever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

**WITNESS** my hand this 4th day of **February, 1993.**

**NATIONSBANK OF TENNESSEE**

X _____
Michael L. Kennemer, Vice President

X _____
Jack Ambach, Asst. Vice President

STATE OF KENTUCKY
COUNTY OF JEFFERSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid,personally appeared Michael L. Kennemer and Jack Ambach with whom I am personally acquainted, and who upon their oaths acknowledged themselves to be the Vice President and Asst. Vice Presidnet of the **NATIONSBANK OF TENNESSEE**, and that they as such Vice President and Asst. Vice Pres. being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Michael L. Kennemer and Jack Ambach as such Vice President and Asst. Vice President.

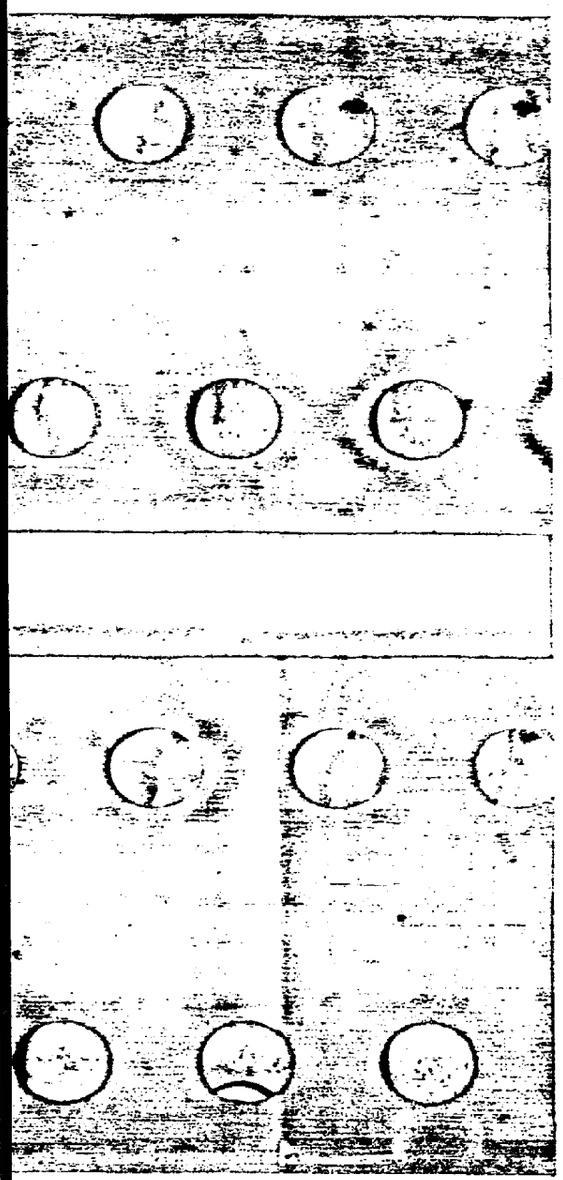
**WITNESS** my hand, at office, this 4th day of **February,**

NOTARY PUBLIC
M. Stephany Brown, Notary Public, State at Large, KY
My Commission expires Aug. 18, 1996

_____
NOTARY PUBLIC
M. Stephany Brown

My Commission Expires: _____

2609 02/10 0101 03CHECK 73.75



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____ BOOK 8862 PAGE 936

| | | |
|---|---|---|
| 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 17500.00 |
| | | | | CON TX 64.75 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 73.75 |
| | | | | CHECK 73.75 |
| | | | 02/10/93 01 | 13:18 0001 2609 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 1 3 9 3

IDENTIFICATION REFERENCE

FEB 10 1 20 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 620259