BOOK 8875 PAGE 185

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: (kd) (Title No: 32883)
Dav. Co. File: Box 8

PERCY WILKINS JR. 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: $ 211000.00

Affiant

Sworn and subscribed before me this 26th day of February, 1993.

Notary Public

My Comm. Expires: 7/27/96

ADDRESS NEW OWNER:	**RESPONSIBLE FOR PAYMENT OF TAXES:**	**MAP-PARCEL NUMBERS**
S. Hugh Welch Gayle T. Welch 5 Foxhall Close Nashville, Tennessee 37215	First Southern Federal Savings Bank 4205 Hillsboro Road, Suite 101B Nashville, Tennessee 37215	117-09A-005

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 **Charlotte H. Dougherty and spouse, Edward M. Dougherty,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **S. Hugh Welch and spouse, Gayle T. Welch,** 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 on the Plan of Foxhall Close,a Planned Residential Development, of record in Book 4860, Page 46, as amended in Book 5005, Page 136, Register's Office for said County.

SAID Lot No. 5 fronts 72.50 feet on the northerly margin of Foxhall Close and extends back between parallel lines 120 feet to a dead line in the rear.

BEING the same property conveyed to Edward M. Dougherty and wife, Charlotte H. Dougherty by deed from Clyde W. McCullough and wife, Jacquelyne McCullough of record in Book 5859, Page 189, Register's Office. Edward M. Dougherty has since conveyed all his interest in subject property to Charlotte H. Dougherty by quitclaim deed of record in Book 6919, Page 700 said Register's Office.

SUBJECT to Covenants, Conditions, and Restrictions contained in instrument of record in Book 4954, PAge 586, Book 5792, Page 782, Book 5832, Page 378 and in Book 5875, Page 873, said Register's Office.

Edward M. Dougherty, spouse of Charlotte H. Dougherty, joins in this conveyance solely for the purpose of waiving any marital interest he might have in the subject property.

This is improved property, known as: 5 Foxhall Close, Nashville, Tennessee 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 26th day of February, 1993.

Charlotte H. Dougherty
Charlotte H. Dougherty

Edward M. Dougherty
Edward M. Dougherty

State of Tennessee
County of Davidson

On this 26th day of February, 1993, before me the undersigned authority, personally appeared **Charlotte H. Dougherty and spouse, Edward M. Dougherty**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96

Notary Public

95955

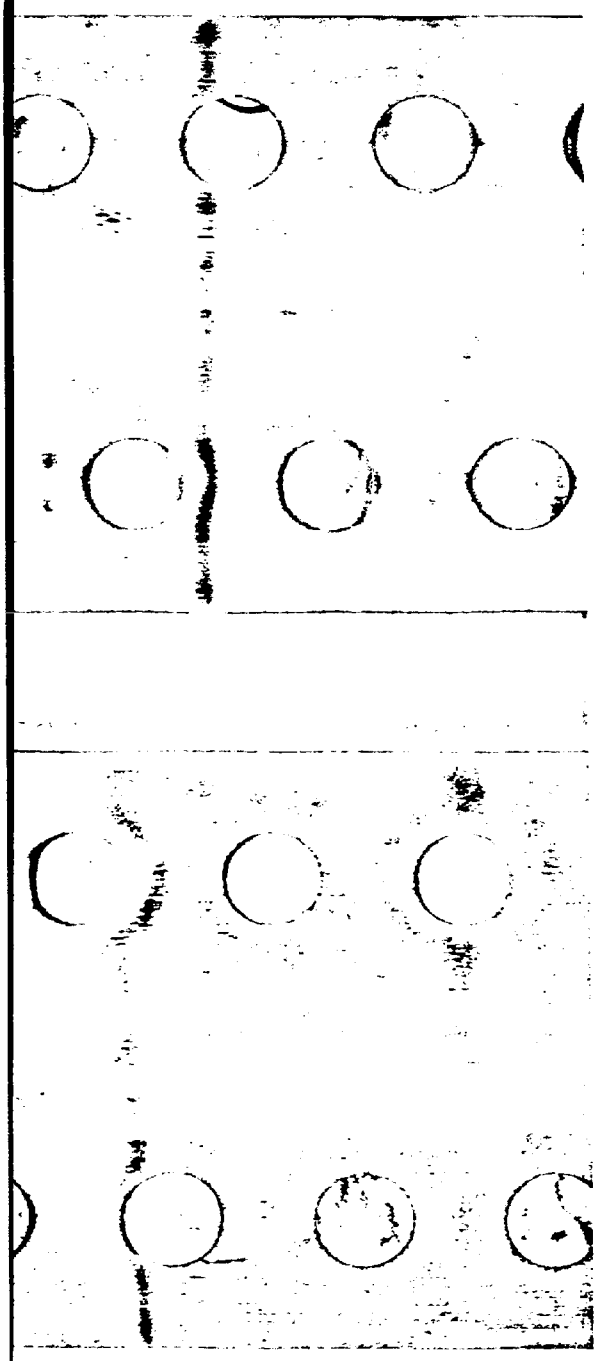
IDENTIFICATION REFERENCE

MAR 1 8 55 AM '93

DAVIDSON COUNTY, TN

Bk 7257 Pg 158

RECEIVED FOR RECORD 7257/70



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
			DART	
				311000.00
			CON TX	780.70
			PRFEE	1.00
			MTEED	8.00
			TOTAL	789.70
			CHECK	789.70
02/01/93	01	08:54	0001	7674

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95555

IDENTIFI REFERENCE

FEB 1 8 56 AM '93

DAVIDSON COUNTY, TN

No. 025287