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: (sm) (Title No: 34587)
Dav. Co. File: Box 8

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 9/16/95

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 54000.00

Cheryl E. Seneff
Affiant

Sworn and subscribed before me this 30th day of December, 1993.

Christy Wilkins
Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Cheryl E. Seneff Vance O. Seneff 2905 Selena Drive Nashville, TN 37211	First Investment Compay 4300 East Broad Street Columbus, OH 43216	06DA 32942 119-14-171

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 **Fred Anthony Anderson, a married person, and Terry Michael Anderson, a married person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Cheryl E. Seneff, a married person, and Vance O. Seneff and spouse, Roberta M. Seneff,** 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. 4 on the plan of Section Two, Mashburn Heights, of record in Book 1835, page 93, Register's Office for said County.

SAID Lot No. 4 fronts 65.0 feet on the westerly margin of Selena Drive and extends back between parallel lines 155 feet to a dead line in the rear.

BEING the same property conveyed to Gladys L. Rainey by Installment deed from Fred N. Hartman and wife Nora Peay Hartman of record in Book 4090, page 794, said Register's Office. Gladys L. Rainey has since died, devising subject property to Fred Anthony Anderson and Terry Michael Anderson by will of record in Will Book 186, page 322, Probate Court Clerk's Office for Davidson County, Tennessee, and of record in Book 9043, page 47, said Register's Office.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

Karen Luigs Anderson, spouse of Fred Anthony Anderson, and Rebecca Lynn Anderson, spouse of Terry Michael Anderson, join in this conveyance solely to convey any marital interests they may have in subject property.

This is improved property, known as: 2905 Selena Drive, Nashville, TN 37211

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 30th day of December, 1993.

Fred Anthony Anderson
Fred Anthony Anderson

Terry Michael Anderson
Terry Michael Anderson

Karen Luigs Anderson
Karen Luigs Anderson

Rebecca Lynn Anderson
Rebecca Lynn Anderson

State of Tennessee
County of Davidson

On this 30th day before me the undersigned authority, personally appeared **Fred Anthony Anderson and Karen Terry Michael Anderson and Rebecca Lynn Anderson,** to me known (or proved to me f sa evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledge n a act and deed.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 9/16/95

My Commission Expires:

Christy Wilkins
NOTARY PUBLIC

05291

IDENTIF. ↑ REFERENCE

94 JAN -7 AM 9:16

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7161 01/07 0101 03CHECK 208.80

BOOK 9214 PAGE 134

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

RECEIVED OF _____

FOR _____

BOOK 9214 PAGE 135

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 54000.00
				CON TX 199.80
				PRFEE 1.00
				MDEED 8.00
				TOTAL 208.80
				CHECK 208.80
			01/07/94 01	09:16 0001 7161

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94 JAN -7 AM 9:16
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

05291
IDENTIF. # REFERENCE

No. 743178