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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: 34632)
Dav. Co. File: Box 8

CHRISTY WILKINS IVEY 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: $ 67000.00

Leslie G. Thom
Affiant

Sworn and subscribed before me this 15th day of February, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	**RESPONSIBLE FOR PAYMENT OF TAXES:**	**MAP-PARCEL NUMBERS**
Leslie G. Thom 245 Westfield Nashville, Tennessee 37221	First Tennessee Bank N.A. P. O. Box 351 Memphis, Tennessee 38101	128-13A-245

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 **John M. Walsh,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Leslie G. Thom and spouse, Christopher John Thom,** 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:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 245 on the plan of The Westfield Condominiums, (formerly The Hamlet), of record in Book 6250, Page 590, and the first revision thereof in Book 6250, Page 748, and further amended in Book 6881, Page 982, and Book 7271, Page 256, Regsiter's Office for said County, to which plan and record reference is hereby made for a more complete description thereof.

BEING the same property conveyed to John M. Walsh, personal representative of the estate of Jennifer Walsh, by deed from George Gianikis, trustee with full power of record in Book 6870, Page 329, said Register's Office; Jennifer Walsh has since died, leaving no will, and the Probate Court of Davidson County, Tennessee, docket No. 94P240, issued Letters of Administration dated February 14, 1994 naming John M. Walsh as the personal representative of the estate of Jennifer Walsh. John M. Walsh is empowered to convey title to the subject property to Grantee pursuant to the terms of Tennessee Code Annotated 66-4-101 (1932).

SUBJECT to Master Deed and By-Laws contained in instrument of record in Book 6678, Page 771, Book 6936, Page 110, Book 6801, Page 962, Book 6831, Page 982, Book 7271, Page 254, said Regsiter's Office.

18598

4508 02/17 0101 03CHECK 256.90

This is improved property, known as: 245 Westfield, Nashville, Tennessee 37221

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 15th day of February, 1994.

John M. Walsh, personal representative of the estate of Jennifer Walsh

State of Tennessee
County of Davidson

On this 15th day of February, 1994, before me the undersigned authority, personally appeared **John M. Walsh**, 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 to be free act and deed.

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

My Commission Expires:

Notary Public





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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 67000.00
				CON TX 247.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 256.90
				CHECK 256.90
			02/17/94 01	10:31 0001 6508

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18598
IDENTIFICATION REFERENCE

94 FEB 17 AM 10:32

No. 757420