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STATE OF TENNESSEE
COUNTY OF DAVIDSON

FILE BOX 3

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,223.80

Michael J. Aldrich
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March 19 94

Notary Public

MY COMMISSION EXPIRES: 7-24-94
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
EDWARD SEDDON, ATTORNEY AT LAW

1187 Vultee Boulevard, Nashville, TN 37217 — 111 West College Street, Murfreesboro, TN 37130 — 245 Dover Road, Clarksville, TN 37040

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Michael J. Aldrich (NAME) | American Home Funding (NAME) | MAP 84-10 |
| 2212 Maplecrest Drive (ADDRESS) | 2812 Emerywood Parkway (ADDRESS) | PARCEL 37 |
| Nashville, TN 37214 (CITY) (STATE) (ZIP) | Richmond, VA 23294 (CITY) (STATE) (ZIP) | 3DZ-44550 |

FOR AND 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, Albert Terwilliger, III and wife, Tammy L. Terwilliger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael J. Aldrich and wife, Donna L. Aldrich

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 Lot No.311 on the Plan of Maplecrest Subdivision, as of record in Book 1835, Pages 27 and 28, Register's Office for Davidson County, Tennessee.

Said Lot No. 311 fronts 85 feet on the northeasterly margin of Maplecrest Drive and extends back 150 feet on the northerly line and 158 feet on the southerly line to a dead line in the rear measuring 69.0 feet thereon.

Being the same property conveyed to Albert Terwilliger, III by Deed from Kathleen LaPalombara Quillen and husband, Terry Edward Quillen, of record in Deed Book 8162, Page 667, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to Restrictive Covenants of record in Book 2015, Page 19, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Kathleen Marie LaPalombara to Commerce Union Bank ( now being serviced by American Home Funding ) dated August 15, 1986, with an approximate unpaid balance of $46,723.80, of record in Trust Book 6954, page 207, of said Register's Office, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

Tammy L. Terwilliger, wife of Albert Terwilliger, III, joins in this conveyance to convey any and all interest she may have in said property including but not limited to her marital interest.

unimproved ( )
is improved ( X ) property, known as 2212 Maplecrest Drive, Nashville, TN 37214
(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 our hand s this 22nd day of March 19 94

Albert Terwilliger, III

Tammy L. Terwilliger

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Albert Terwilliger, III and wife, Tammy L. Terwilliger

the bargainor s with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22nd day of March 19 94.

Commission expires 7-24-94

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

IDENTIF. ↑ REFERENCE

94 MAR 30 AM 8:03

REGISTER
DAVIDSON COUNTY, TN.

7472 03/30 0101 03CHECK 213.24

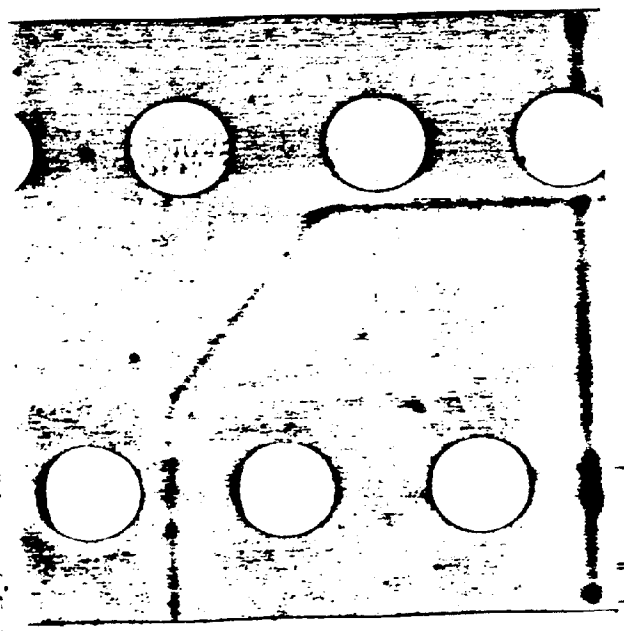
**RETURN TO:**
**CUMBERLAND TITLE COMPANY**

☒ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

**EDWARD SEDDON**
ATTORNEY - AT - LAW

☐ 245 Dover Road
Clarksville, Tennessee 37040



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

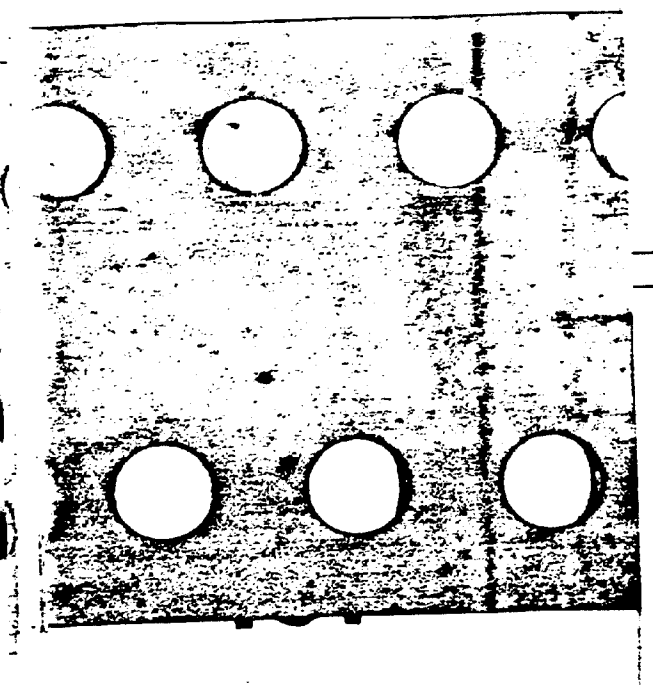
RECEIVED OF _____

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 |
|---|---|---|---|---|
| | | | CAMT | 55223.80 |
| | | | CON TX | 204.24 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 213.24 |
| | | | CHECK | 213.24 |
| 03/30/94 | 01 | | 08:04 0001 | 7472 |



**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

32989
IDENTIF. & REFERENCE

94 MAR 30 AM 8:03
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 772763