Mail Grw

This Instrument Prepared By:
Lee and Lee Attorneys, P.C.
109 East Gay Street
Lebanon, Tennessee 37087

L&L# 2955

BOOK 9440 PAGE 930

ADDRESS NEW OWNER:
Christopher R. Fox
4505 Harding Road, #157
Nashville, TN 37205

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
BarclaysAmerican/Mortgage Corporation
5032 Parkway Plaza Blvd. Bldg. #8
Charlotte, NC 28217

MAP AND PARCEL:
MAP 116-3-B
GROUP 157 Co
PARCEL07DA 78096

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **John Burks and wife, Michelle Haley Burks** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Christopher R. Fox, single**, 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:

> The following described property located in Davidson County, Tennessee, being more particularly described as follows, to-wit:
>
> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 157 on the Plan of Royal Oaks Apartments, of record in Book 5200, Page 45, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.
>
> Being the same property conveyed to Michelle Haley, single, by deed from Earl H. Dunn and wife, Barbara D. Dunn dated November 29, 1988, as of record in Deed Book 7716, Page 791, Registers's Office for Davidson County, Tennessee.
>
> John Burks joins in this conveyance to convey any marital interest he may have in the above captioned property.
>
> Michelle E. Haley and Michelle Haley Burks are one and the same person.

This is improved property known as Royal Oaks Condominiums, 157, 4505 Harding Road, Nashville, TN 37205. Possession is to be given on August 17, 1994.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **Christopher R. Fox, single**, their heirs and assigns, forever; and we, **John Burks and wife, Michelle Haley Burks** 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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WITNESS our hands this the 17th day of August, 1994.

John Burks

Michelle Haley Burks

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **John Burks and wife, Michelle Haley Burks** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office, Tennessee this the 17th day of August, 1994.

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

John M. Lee
NOTARY PUBLIC

My Commission Expires: 4/24/95

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 65,000.00.

AFFIANT

JOHN M. LEE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Subscribed and sworn to before me this 17th day of August, 1994.

John M. Lee
NOTARY PUBLIC

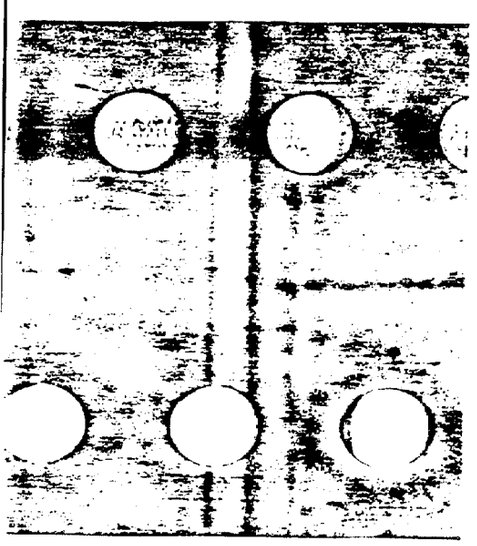
My Commission Expires: 4/24/95

94 AUG 19 AM 8:35
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV

9566 08/19 0101 03CHECK 249.50

82703
IDENTIF. A REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9440 PAGE 932

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 65000.00
				CON TX 240.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 249.50
				CHECK 249.50
08/19/94	01			08:35 0001 9566

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82703
IDENTIF. ↑ REFERENCE

94 AUG 19 AM 8:35

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 825999