9517

BOOK 9517 PG 632

58

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 88,879.66

James P. LeBlanc
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
3rd DAY OF November 1994

Notary Public

MY COMMISSION EXPIRES: 11-30-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 212 E. Main Street, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James P. LeBlanc (NAME)	Countrywide Funding Corporation (NAME)	MAP 161-14B
240 Highland Villa Circle (ADDRESS)	155 North Lake Avenue (ADDRESS)	Parcel 240
Nashville, TN 37211 (CITY) (STATE) (ZIP)	Pasadena, CA 91109 (CITY) (STATE) (ZIP)	

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, Lisa L. Roddy, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James P. LeBlanc

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 Unit No. 240 on the Plan of condominium site of Highland Villa Condominuims, its Horizontal Property Regime having been established by the Master Deed, of record in Book 7278, page 312, amended in Book 7347, page 717, Book 7352, page 630, Book 7467, page 850, Book 7470, page 153, Book 7600, page 361, Book 8090, page 537, Book 8131, page 95, Book 8173, page 84, Book 8199, page 149, Book 8658, page 595, and Book 8765, page 610, Register's Office for Davidson County, Tennessee to which plan and record thereof are incorporated herein and made a part hereof by reference.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Master Deed and By-laws, which contain restrictive covenants, liens and other matters of record in Book 7278, page 312, Book 7347, page 717, book 7352, page 630, Book 7467, page 850, Book 7470, page 153, Book 7600, page 361, Book 8090, page 531, Book 8131, page 95, Book 8173, page 84, Book 8199, page 149, Book 8658, page 595 and Book 8765, page 610, all in the Register's Office for said County.

Taxes for the year 1994, a lien currently due and payable.

Taxes for the year 1995 and thereafter, a lien but not yet due and payable.

Deed of trust executed April 16, 1993 in favor of Countrywide Funding Corporation in the original principal amount of $76,900.00 of record in Book 8920, page 570, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Lisa L. Roddy by deed from Nancy J. Krohn, unmarried, of record in Book 8920, page 867, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 240 Highland Villa Circle, Nashville, TN 37211
(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 my hand this 3rd day of November, 19 94

Lisa L. Roddy
Lisa L. Roddy, unmarried

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BOOK 9517 PG 633

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lisa L. Roddy, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Franklin, Tennessee, this 3rd day of November, 1994.

Commission expires 11-30-97

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 _____

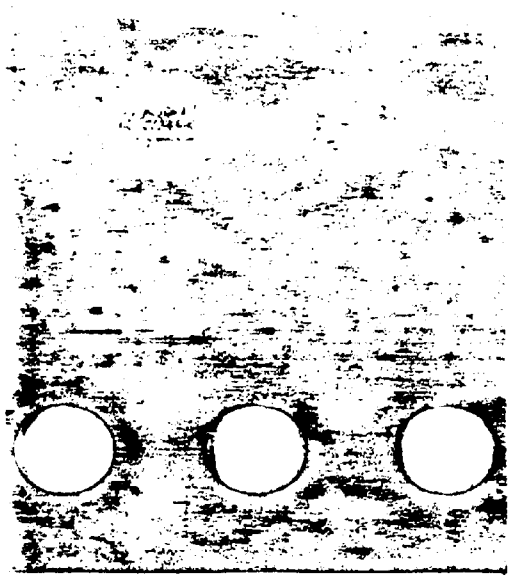
Notary Public

2985 11/10 0101 03CHECK 337.93

IDENTIF. & REFERENCE

94 NOV 10 PM 1:58

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9517 PG 634

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	88879.66
CON TX	328.93
PRFEE	1.00
WDEED	8.00
TOTAL	337.93
CHECK	337.93

11/10/94 01 14:57 0001 2985

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08000
IDENTIF. & REFERENCE

94 NOV 10 PM 1:58

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 853081