BOOK 9556 PG 435

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 102,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
27th DAY OF December 19 94

Notary Public

MY COMMISSION EXPIRES: July 1996
(AFFIX SEAL)

JENNIFER FRANKS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires September 21, 1996

**THIS INSTRUMENT WAS PREPARED BY**

Linda S. Harris, Attorney, 5400 Maryland Way, Suite 101, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Brian W. Randolph | NEW OWNERS | 171-2A |
| (NAME) | (NAME) | |
| 5914 Stonebrook Drive | | 43CO |
| (ADDRESS) | (ADDRESS) | |
| Brentwood, TN 37027 | | 6DU 82368 |
| (CITY) (STATE) (ZIP) | (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, Douglas A. Kufahl (unmarried) DK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brian W. Randolph and wife, Florence O. Randolph

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 43 on the Plan of Brentwood Villa Phase 2, of record in Book 6900, pages 185 and 186, Register's Office for said County, and to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Douglas A. Kufahl, a single person, by deed from Donald Green and spouse, Amy Harshman-Green of record in Book 9062, page 270, Register's Office for Davidson County, Tennessee.

COVENANTS, CONDITIONS, AND RESTICTIONS AS CONTAINED IN THE MASTER DEED FOR Brentwood Villa CONDOMINIUMS AS RECORDED IN BOOK 6923, PAGE 943, Book 6923, page 986, Book 7035, page 115, Book 7101, page 730, Book 7143, page 18, Book 7266, page 84, Book 7423, pages 567 and 574, and Book 8074, page 564, REGISTER'S OFFICE FOR SAID COUNTY.

This conveyance is subject to any and all existing unrecorded easements.

94 DEC 28 AM 9:16
DAVIDSON COUNTY, TN.

20647
IDENTIFICATION REFERENCE

unimproved ( )
This is improved ( X ) property, known as 5914 Stonebrook Drive, Brentwood, TN 37027
(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 27th day of December 19 94

Douglas A. Kufahl
Douglas A. Kufahl

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Douglas A. Kufahl

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 27th day of December, 1994.

Commission expires ~~July 27, 1996~~ 9-21-96

Notary Public

JAMES T. BLUMBERG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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

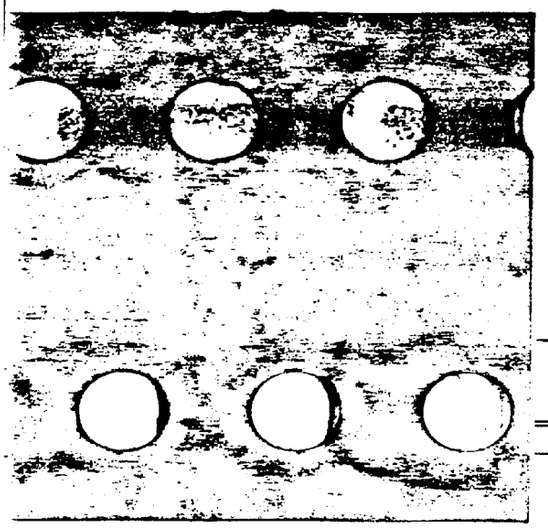
95/18 12/29 1101 03CHECK

386.40

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**



RECEIVED OF _____

FOR _____

BOOK 9556 PG 437

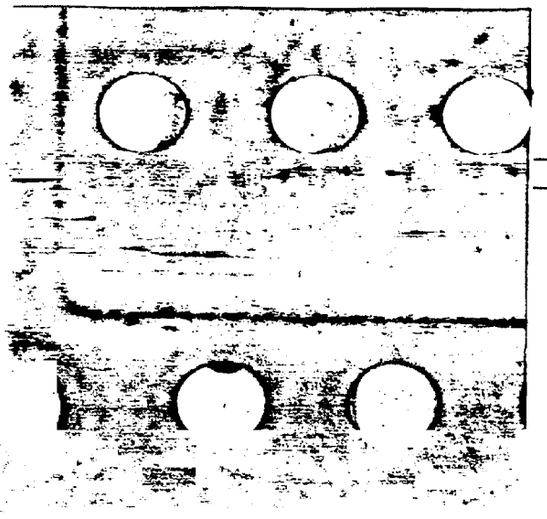
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

CAMT 102000.00
CON TX 377.40
PRFEE 1.00
WDEED 8.00
TOTAL 386.40
CHECK 386.40

12/28/94 01 09:15 0001 6848

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



20647
IDENTIF. & REFERENCE

94 DEC 28 AM 9:15
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

**No.** 866751