BOOK 9589PG150

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 36110
Dav. Co. File: Box 8

97 FEB -6 AM 9:24

31940

IDENTIFICATION REFERENCE

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
C. Runcie Clements, IV 2601 Hillsboro Road, P-1 Nashville, Tennessee 37212	Capital Bank and Trust Company 1820 West End Avenue Nashville, Tennessee 37203

TAX MAP-PARCEL NUMBERS: 117-03B-223

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 **Billy G. Herod and spouse, Patricia E. Herod,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **C. Runcie Clements, IV, a single person,** 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. P-I on the plan of The Villager, of record in Book 5200, page 154 voided and vacated by plan of record in Book 5200, page 201 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 Karen R. Herod, unmarried, and Billy G. Herod by deed from Elizabeth C. Vaughn, unmarried, of record in Book 7461, page 360, said Register's Office. By Quitclaim Deed of record in Book 8181, page 245, said Register's Office, the said Karen R. Herod conveyed her interest in subject property to Billy G. Herod,

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5435, Page 665 and corrected in Book 5487, page 967, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

Patricia E. Herod, spouse of Billy G. Herod, joins in this conveyance solely for the purpose of waiving her marital interest.
This is improved property, known as: 2601 Hillsboro Road, P-1, Nashville, Tennessee 37212

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 2nd day of February, 1995.

Billy G. Herod
Billy G. Herod

Patricia E. Herod
Patricia E. Herod

State of Tennessee
County of Davidson

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On this 2nd day of February, 1995, before me the undersigned authority, personally appeared **Billy G. Herod and Patricia E. Herod**, 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 as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 51000.00

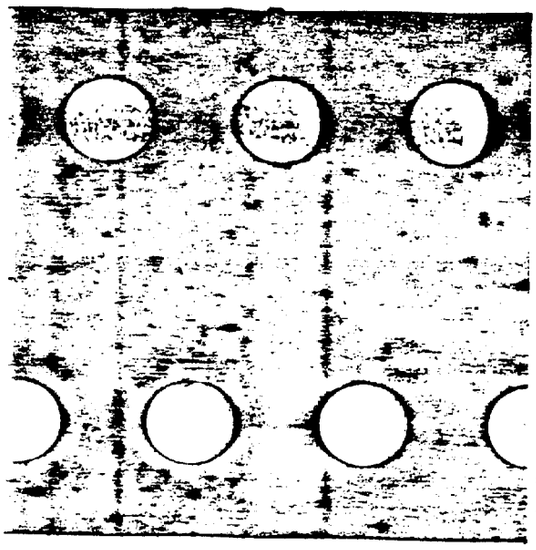
C. Luncie Clements IV
Affiant

Sworn and subscribed before me on the 2nd day of February, 1995.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

My Commission Expires: _____ Notary Public

9296 02/06 0101 03CHECK 197.70



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

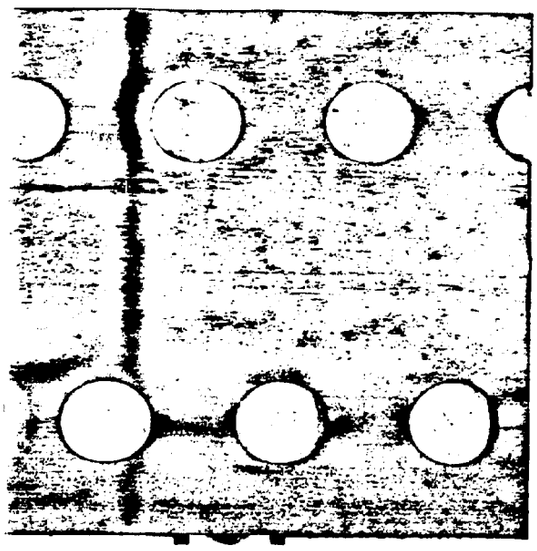
RECEIVED OF _____

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	51000.00
CON TX	188.70
PRFEE	1.00
WDEED	8.00
TOTAL	197.70
CHECK	197.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/06/95 01 09:24 0001 9296

31940
IDENTIF. & REFERENCE

95 FEB -6 AM 9:24

REGISTER
DAVIDSON COUNTY, TN.

No. 879042