BOOK 9624 PG 164

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF March, 19 95.

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON CO. TENNESSEE

Notary Public

MY COMMISSION EXPIRES: May 24, 1997
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

## WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Joerene W. Sircy | New Owner | MAP 161-5-A |
| (NAME) | (NAME) | |
| 825 Ashlawn Place | | PARCEL 41CO |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37211 | | 06DU81822 |
| (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, Alton V. Pennington and wife, Carol A. Pennington

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joerene W. Sircy

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson Unit COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. B-25, on the plan of Ashlawn Place Condominiums, according to the Master Deed of record in Book 6607, Pages 596 thru 673, as amended by Book 7168, Page 550, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Alton V. Pennington and wife, Carol A. Pennington by deed from Security Federal Savings and Loan Association of Nashville, of record in Book 8809, Page 65, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed and By-Laws of record in Book 6607, Pages 596 thru 673, and Book 7168, Page 550, said Register's Office.

43942
IDENTIF. ↑ REFERENCE

95 MAR 21 PM 2:21
FELIX E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 825 Ashlawn Place, 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 our hand s this 17th day of March 19 95

Alton V. Pennington

Carol A. Pennington

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FILE BOX 45

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 Alton V. Pennington and wife, Carol A. Pennington

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 17th day of March, 1995.

Commission expires May 24, 1997

Notary Public

STATE OF TENNESSEE
COUNTY OF

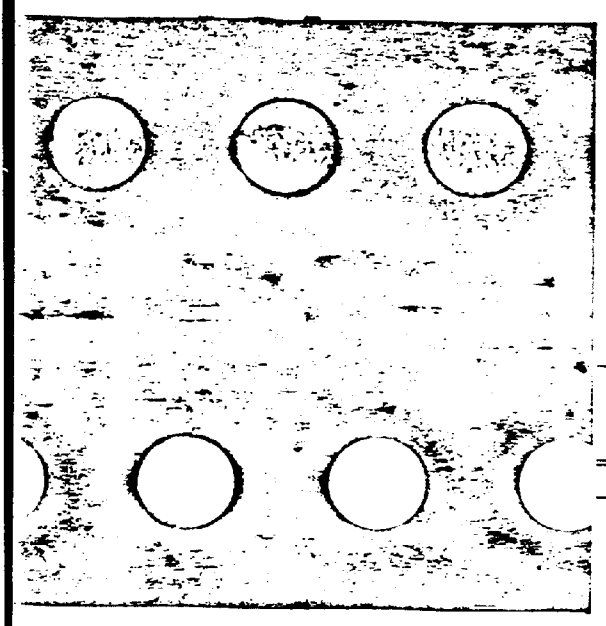
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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 _____.

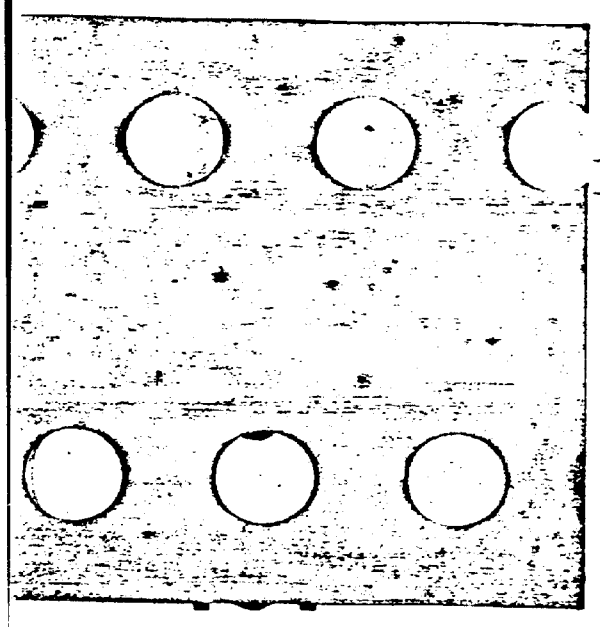
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

2472 03/21 0101 03CHECK 153.30





**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 | 39000.00 |
| CON TX | 144.30 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 153.30 |
| CHECK | 153.30 |

03/21/95 01 14:22 0001 2472

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

43942

IDENTIF. ↑ REFERENCE

95 MAR 21 PM 2:21

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 892046