BOOK 9627 PG 918

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 36140)
Dav. Co. File: Box 8

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

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $70,000.00.

x Charles C. Rigsby
Affiant

Sworn and subscribed before me on 3-23, 1995.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Charles C. Rigsby 132 Westfield Drive Nashville, Tennessee 37221	Leader Federal Bank for Savings P. O. Box 2926 Memphis, Tennessee 38101-2925	128-13A-132

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 **Mary Bedelia Armistead, Catherine Lee Beasley, now known as Catherine Lee Beasley O'Bryan, and John Coode Beasley, Jr., as devisees under the will of John Coode Beasley,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Charles C. Rigsby and spouse, Julie Kristin Rigsby,** 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. 132 on the plan of Westfield Condominiums (formerly The Hamlet) of record in Book 6250, Page 590, as revised in Book 6250, Page 748, as amended in Book 6831, Page 982, 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 John C. Beasley, a single person, by deed from Pamela M. Ziegenfuss, also known as Pamela Z. Gilpin of record in Book 9453, Page 12, said Register's Office. The said John C. Beasley has since died, The will of John Coode Beasley of record in Will Book 194, Page 611, Probate Court Clerk's Office for Davidson County, Tennessee, devised subject property to Mary Bedelia Armistead, Catherine Lee Beasley, now known as Catherine Lee Beasley O'Bryan, and John Coode Beasley, Jr.

The property herein conveyed is subject to grant of easement for sewer line dated April 26, 1985, between Bellevue Associates and Harpeth Valley Utilities District of Davidson and Williamson Counties, Tennessee, of record in Book 6551, Page 981, said Register's Office, to certain easements, covenants and restrictions as contained in Warranty Deed between Bellevue Associates, a Tennessee general partnership and George Gianikis, Trustee, of record in Book 6551, Page 988, said Register's Office, to agreement of dedication of public utilities easement of record in Book 7803, Page 694, said Register's Office, lack of direct access to Interstate 40, a controlled access highway along the northwesterly boundary of subject property and to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6678, Page 771, Book 6736, Page 110, Book 6801, Page 762, Book 6831, Page 9482, and Book 7271, Page 256, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

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

This is improved property, known as: 132 Westfield Drive, Nashville, Tennessee 37221

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 on March 20th, 1995.

Mary Bedelia Armistead
Mary Bedelia Armistead

Catherine Lee B. O'Bryan
Catherine Lee Beasley O'Bryan

John Coode Beasley Jr
John Coode Beasley, Jr., individually and as Executor

State of Tennessee
County of DAVIDSON

On March 20th, 1995, before me the undersigned authority, personally appeared **Mary Bedelia Armistead,** 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.

DEBORAH H. BERRY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: _____

My Commission Expires JULY 25, 1998

BOOK 9627 PG 919

State of Tennessee
County of Davidson

On March 20th, 1995, before me the undersigned authority, personally appeared **Catherine Lee Beasley O'Bryan**, 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.

DEBORAH H. BERRY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires JULY 25, 1998

State of Tennessee
County of Davidson

On March 23, 1995, before me the undersigned authority, personally appeared **John Coode Beasley, Jr.** 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

Notary Public

My Commission Expires:

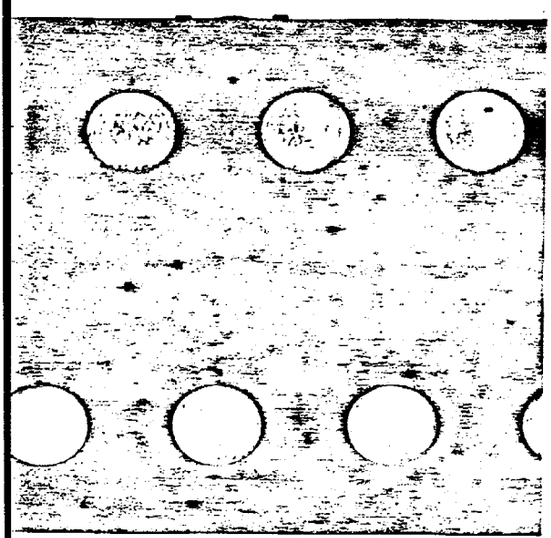
45391

IDENTIF. & REFERENCE

95 MAR 27 AM 10:18

FELIX A. ELLIS, REGISTER
DAVIDSON COUNTY, TN.

4088 03/27 0101 03CHECK 268.00



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

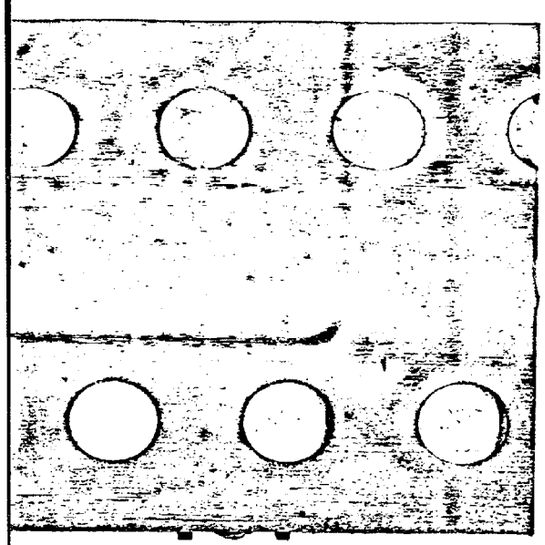
RECEIVED OF _____

FOR _____

BOOK 9627 PG 950

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	70000.00
CON TX	259.00
PRFEE	1.00
WDEED	8.00
TOTAL	268.00
CHECK	268.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

VL 0520 0001 4088

45391
IDENTIF. ↑ REFERENCE

95 MAR 27 AM 10:18

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

No. 893645