45938

IDENTIF. # REFERENCE

File Box #51-A

This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
19th Floor
First American Center
Nashville, TN 37238-0068

95 MAR 28 PM 3:02

REGISTER
DAVIDSON COUNTY, TN.

BOOK 9629 PG 521

ADDRESS NEW OWNER:
Worcester A. Bryan, IV
2325 Elliston Place, Unit # 111
Nashville, TN 37203

SEND TAX BILL:
To Owner
P.O. Box 60038
Nashville, TN 37206

MORTGAGEE:
First American National Bank
First American Center
Nashville, TN 37237

MAP AND PARCEL:
MAP 92-15
GROUP A
PARCEL 111.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Vivian B. Morrell, a widow, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Worcester A. Bryan, IV, unmarried, hereinafter called the Grantee, his 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 111, together with the appurtenant interest in the common elements of Elliston Place Quarters, a horizontal property regime established by Master Deed, of record in Book 6657, page 72, [and] amended in Book 7232, page 259, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.
>
> BEING the same property conveyed to Thomas R. Morrell (deceased) and wife, Vivian B. Morrell, by deed from Newton P. Black, unmarried, as of record in Book 7560, page 885, Register's Office for Davidson County, Tennessee. The said Thomas R. Morrell having since died, the property is vested in the surviving spouse by operation of law.

This is improved property known as Unit # 111 Elliston Place Quarters, 2325 Elliston Place, Nashville, TN 37203.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Worcester A. Bryan, IV, unmarried, his heirs and assigns, forever; and I, Vivian B. Morrell, a widow, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant

and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 28th day of March, 1995.

Vivian B Morrell
Vivian B. Morrell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Vivian B. Morrell, a widow, 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 Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 28th day of March, 1995.

Margaret Jane Stuart
NOTARY PUBLIC

My Commission Expires: May 28, 1995

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 43,500.00.

AFFIANT

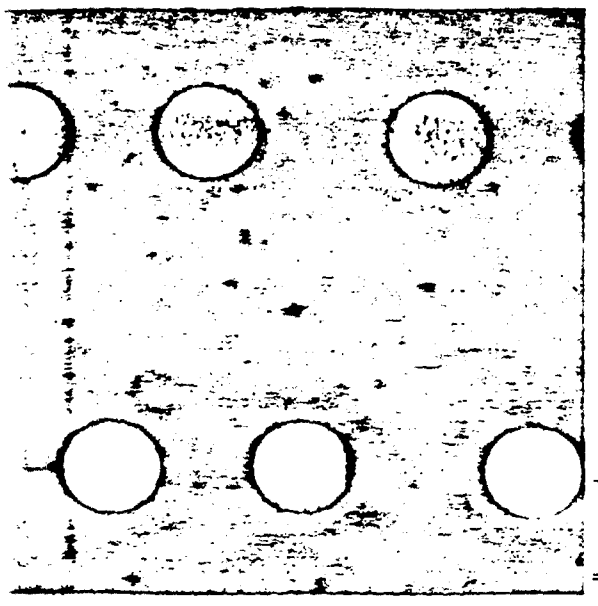
Subscribed and sworn to before me
this 28th day of March, 1995.

Margaret Jane Stuart
NOTARY PUBLIC

My Commission Expires: May 28, 1995

4688 03/28 0101 03CHECK 169.5

C:\WP51\WORK\CLOSINGS\GFA95180.WD



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

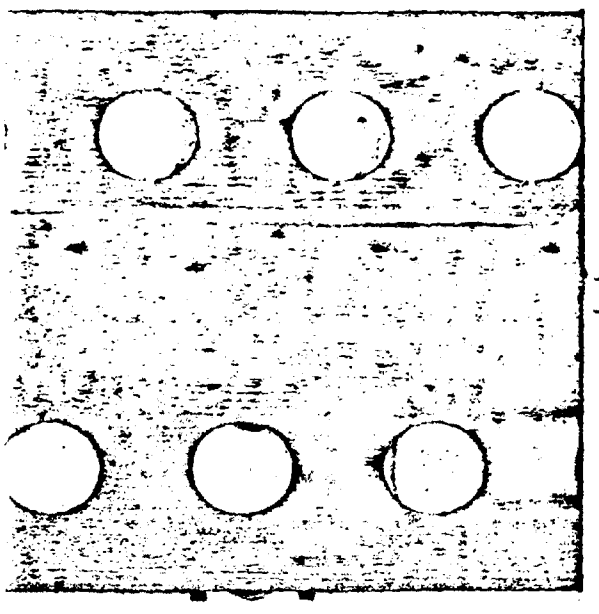
RECEIVED OF _____

FOR _____

BOOK 9629 PG 523

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 43500.00
CON TX 160.95
PRFEE 1.00
WDEED 8.00
TOTAL 169.95
CHECK 169.95
03/28/95 01 15:03 0001 4688

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45938
IDENTIF. & REFERENCE

95 MAR 28 PM 3:02
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 894240