60

This Instrument Prepared By:

Bottorff & Kavin, Attorneys
5110 Maryland Way, Suite 200
Brentwood, TN 37027

WARRANTY DEED

BOOK 9631 PG 840

ADDRESS NEW OWNER:
Kimlin S. Herald
169 Westfield Drive
Nashville, TN 37221

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Countrywide Funding Corporation
155 North Lake Ave.
Pasadena, CA 91109

MAP AND PARCEL:

MAP	128-13
GROUP	A
PARCEL	169.00CO

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, Todd C. Bates, married, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Kimlin S. Herald, unmarried, hereinafter called the Grantee, her 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. 169 of the Westfield Condominiums, (formerly The Hamlet) a horizontal property regime, pursuant to plat of record in Book 6250, page 590 and the first revision thereof in Book 6250, page 748, as further shown and described in an amended document of record in Book 6831, page 984, all in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Todd C. Bates, single, by deed from Billy B. Burch, single, of record in Book 7305, page 816, Register's Office, Davidson County, Tennessee.

This is improved property known as 169 Westfield Drive, Nashville, TN 37221.

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

This conveyance is further made subject to real property taxes for 1995 and subsequent years.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Kimlin S. Herald, her heirs and assigns, forever; and I, Todd C. Bates, 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, her 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.

Allyson Y. Bates hereby joins in this conveyance to transfer any marital right, title or interest she may have in said property.

Witness our hands this the 27th day of March, 1995.

Todd C. Bates

Todd C. Bates

Allyson Y. Bates

Allyson Y. Bates

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

BOOK 9631 PG 841

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Todd C. Bates and wife, Allyson Y. Bates, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 27th day of March, 1995.

NOTARY PUBLIC

My Commission Expires: January 4, 1997

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $ 51,650.00.

AFFIANT

Subscribed and sworn to before me this 27th day of March, 1995.

NOTARY PUBLIC

My Commission Expires: January 4, 1997

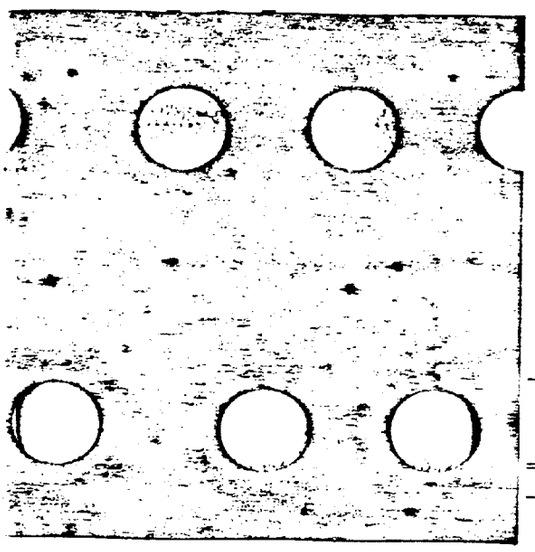
46887

IDENTIF. & REFERENCE

95 MAR 30 PM 1:14

FELIX ... REGISTER
DAVIDSON COUNTY, TN.

5739 03/30 0101 03CHECK 199.5



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

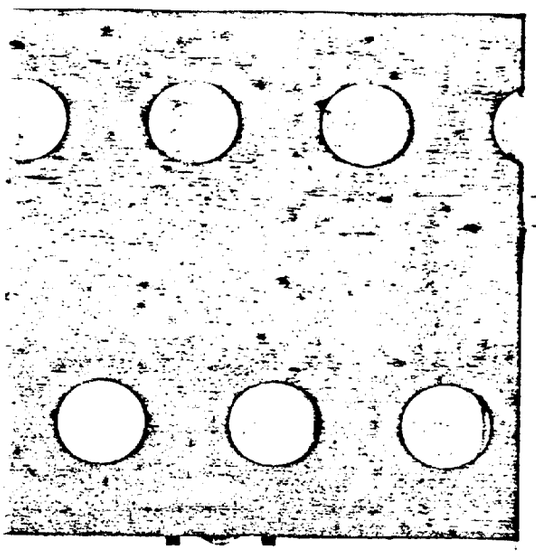
BOOK 9631 PG 842

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 51650.00
CON TX 190.92
PRFEE 1.00
WDEED 8.00
TOTAL 199.92
CHECK 199.92

03/30/95 01 13:15 0001 5739



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46887
IDENTIF. & REFERENCE

95 MAR 30 PM 1:14

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

No. 895280