BOOK 9645 PG 130

FORM NO WD 1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 13th DAY OF April, 1995

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Evalina C. Cheadle, Atty. 129 Second Avenue North, Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Richard F. Smith etux	same	117-7-D-1500
(NAME)	(NAME)	
108 Matthew Lane	297 Browning Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Nashville, TN 37211	
(CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Robert D. C. Fordyce and wife, Marian C. Fordyce

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard F. Smith, Margaret C. McFarland and Cecilia V. McFarland, as tenants in common,

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

Being Unit No. 15 as shown on the Plat of PARK GREEK CONDOMINIUMS, of record in Book 5200, page 719, as amended in Book 6250, page 253, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of THE PARK GREEN HOMEOWNERS' Association, all as described in Book 6247, page 872, as amended in Book 6453, page 717, et seq., said Register's Office.

Being the same property conveyed to Robert D.C. Fordyce and wife, Marian C. Fordyce, of record in Book 8083, page 839, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Said Conveyance is made subject to the terms and conditions of the Master Deed and ByLaws of PARK GREEN HOMEOWNERS' ASSOCIATION, of record in Book 6247, page 872, as amended in Book 6453, page 717, said Register's Office.

An easement for Storm Water Detention Agreement as of record in Book 6296, page 167, said Register's Office.

The Plan of record in Book 5200, page 719, as amended in Book 6250, page 253, said Register's Office.

Deed of Conveyance of record in Book 7275, page 808 and Book 7275, page 811 for construction of the Water Main to serve PARK GREEN.

unimproved
This is improved X property known as 108 Matthew Lane Nashville, TN 37215
House Number Street E-911 Address City 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 specified, and we do further covenant and bind ourselves, our heirs, and personal 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 herein, 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 hands this 13th day of April, 1995

ROBERT D. C. FORDYCE

MARIAN C. FORDYCE

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, Gail A. Dodd, a Notary Public in and for said County and State, the within named Robert D. C. Fordyce and wife Marian C. Fordyce

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 13th day of April, 1995.

Commission Expires _____ Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

ROBERT D. C. FORDYCE and wife

MARIAN C. FORDYCE

TO

RICHARD F. SMITH, MARGARET C. McFARLAND and CECILIA V. McFARLAND as tenants in common

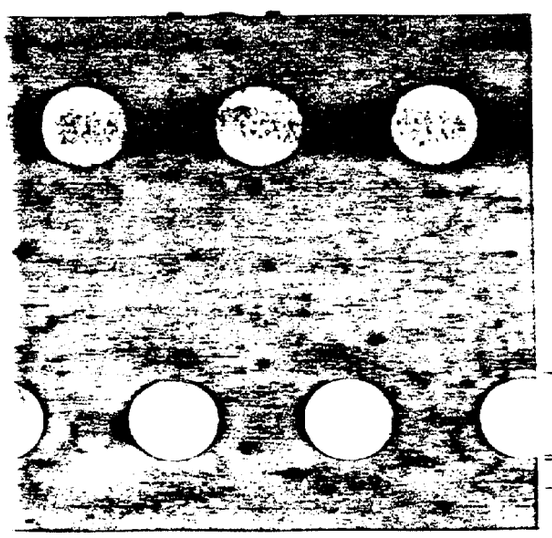
ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244 2101

51360
IDENTIFICATION REFERENCE

95 APR 13 PM 3:28
REGISTER
DAVIDSON CO. TN.

3652 04/13 0101 03CHECK 316.10



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

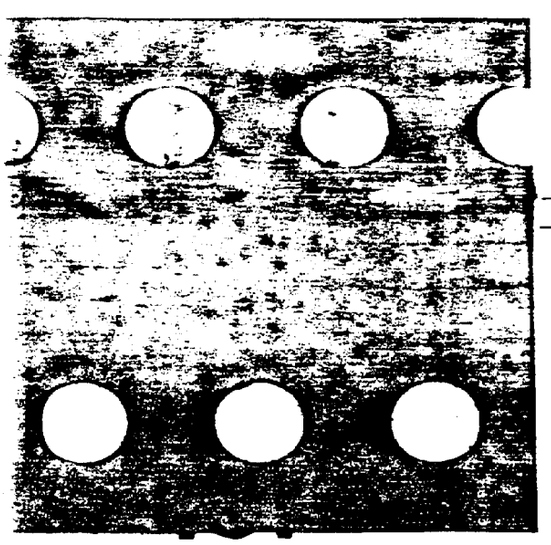
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CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
MO MORTGAGE	REL RELEASE	CO TX STATE TAX CONVEY
WD WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX STATE TAX MORT
TD TRUST DEED		PRFEE PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	83000.00
CON TX	307.10
PRFEE	1.00
WDEED	8.00
TOTAL	316.10
CHECK	316.10

04/13/95 01 15:27 0001 0652



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

51360

IDENTIF. ↑ REFERENCE

95 APR 13 PM 3:28

REGISTER

FELIX Z. WILSON, II

DAVIDSON COUNTY, TN

No. 900137