BOOK 9732 PG 644 BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 104,900.00
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
17th DAY OF July 19 95

Notary Public

MY COMMISSION EXPIRES May 7, 19
AFFIX SEAL

NOTARY PUBLIC AT LARGE OF T

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS.	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James W. Carell	SAME	142-7C #53
(NAME)	(NAME)	
1210 8th Avenue South		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(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, Charles W. Tidwell and wife, Louise T. Tidwell

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

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:

Land in Davidson County, Tennessee, being Unit No. 53 of Ashley Green, a horizontal property regime established pursuant to the provisions of the Tennessee Horizontal Property Act (Tennessee Code Annotated Sections 66-27-101 through 66-27-123; herein referred to as the "Act") and the provisions of the Master Deed for Ashley Green, as of record in Book 7184, page 44, Register's Office for said County, including without limitations the by-laws appended thereto of record in Book 7184, page 71, said Register's Office (collectively the "Master Deed"), to which Master Deed reference is hereby made for a more complete and accurate legal description of said unit.

Together with an undivided percentage interest in the Common Elements (as defined in the Master Deed) appertaining to said unit and all other rights, powers, privileges and interests appertaining to said unit pursuant to the Master Deed.

Being the same property conveyed to Charles W. Tidwell and wife, Louise T. Tidwell by deed from Rochford Realty and Construction Co., Inc., a Tennessee corporation, of record in Book 8321, page 614, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

TAX ID 07 07 1201 000-FEIX 434 13

This is ~~unimproved~~ X ~~(property known as)~~ 254 Mynr Green, Nashville, TN 37221
(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 July 19 95

Charles W. Tidwell

Louise T. Tidwell

BOOK 9732 PG 645

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles W. Tidwell and wife, Louise T. Tidwell

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 July 19 95

Commission expires May 7, 1997

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, 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

00079630

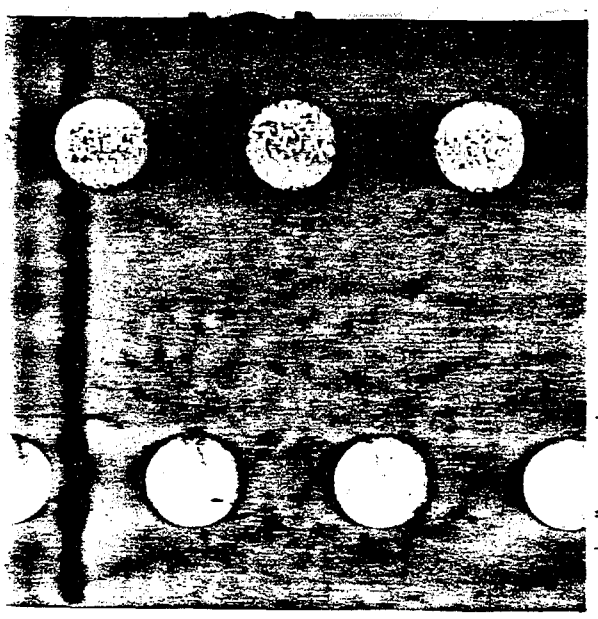
IDENTIFICATION REFERENCE

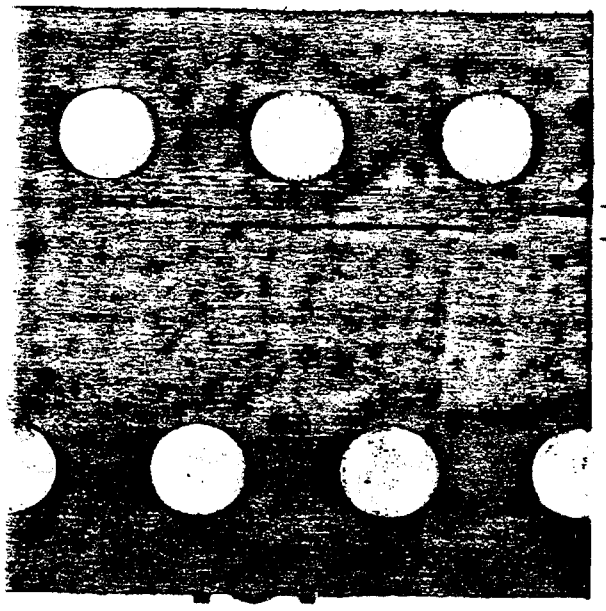
95 JUL 17 PM 3:49

REGISTER
DAVIDSON COUNTY, TN.

Warranty Deed from Charles W. Tidwell and wife, Louise T. Tidwell, to James W. Carell.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9732 PG 646

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

DANT
114900.00
CON TX 425.13
PRFEE 1.00
WDEED 8.00
TOTAL 434.13
CHECK 434.13
07/17/95 01 15:51 0001 1788

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0079630
IDENTIF. ↑ REFERENCE

95 JUL 17 PM 3:49

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

No. 930885

PT