BOOK 9755 PG 167

RECORD AND RETURN TO:

FILE BOX "7"
SATURN & MAZER

FILE#33644

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 98,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
3rd DAY OF August, 19 95

Notary Public

MY COMMISSION EXPIRES 4/25/98
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**THIS INSTRUMENT WAS PREPARED BY**

Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| John H. Rowland | North American Mortgage | 104-9-6-49 |
| (NAME) | (NAME) | |
| 146 Park Circle | 4301 Hillsboro Road, Suite 328 | 26W 9973 |
| (ADDRESS) | (ADDRESS) | |
| Nashville, TN 37205 | Nashville, TN 37215 | |
| (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, Jimmy E. Allen, Jr., unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John H. Rowland, unmarried

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. 49, Park Circle Condominiums, as shown in Exhibit B to the Master Deed establishing a Horizontal Property Regime of Park Circle Condominiums of record in Book 6809, Pages 610-620, Register's Office for Davidson County, Tennessee, along with an undivided interest in the common elements thereto of 1.960788, and subject to all terms and conditions of said Master Deed and By-Laws establishing a Horizontal Property Regime for Park Circle Condominiums, of record in Book 6809, Page 569, and following, in said Register's Office.

BEING the same property conveyed to Jimmy E. Allen, Jr., unmarried by deed from Bernard T. Alvey, unmarried of record in Book 9483, Page 342, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

0087007
IDENTIF. ↑ REFERENCE

95 AUG -7 PM 2:22
FEE $ RECORDED REGISTER DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( X ) property, known as 146 Park Circle, Nashville, TN 37205
(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 my hand this 3rd day of August, 19 95

Jimmy E. Allen, Jr.

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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 Jimmy E. Allen, Jr., unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of August, 1995.

Commission expires 1/25/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a 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



**WARRANTY DEED**

**FROM**

Jimmy E. Allen, Jr.

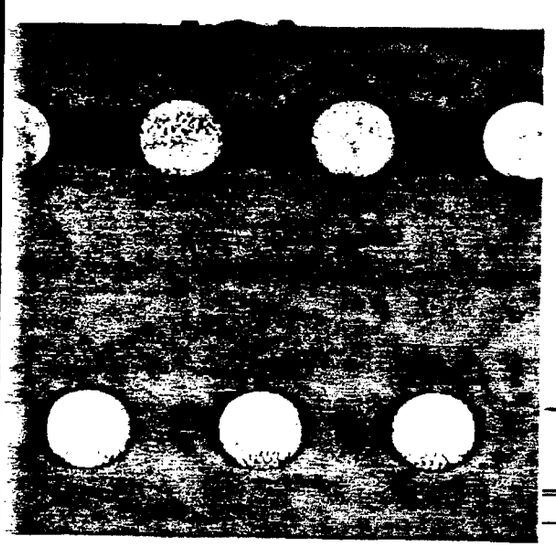
**TO**

John H. Rowland

**RETURN TO:**

Saturn & Mazer Title Services
212 Third Avenue, North
Nashville, Tennessee 37201

9740 08/07 0101 03CHECK 374.93



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

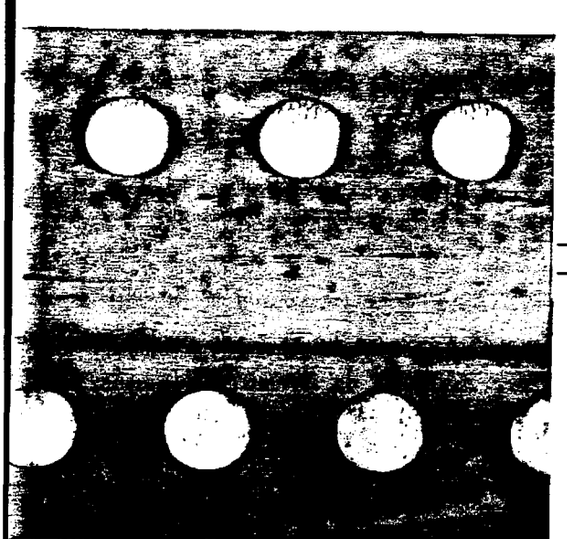
RECEIVED OF _____

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 98900.00
CON TX 365.93
PRFEE 1.00
WDEED 8.00
TOTAL 374.93
CHECK 374.93

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

08/07/95 01 14:24 0001 9740

00870007
IDENTIF. ↑ REFERENCE

95 AUG -7 PM 2:22

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 938760