BOOK 9756 PG 64

Box 1

WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August 1995

Notary Public

MY COMMISSION EXPIRES October 9, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda Darlene Tanley	Ford Consumer Finance Company, Inc.	119-14-0-A-123
(NAME)	(NAME)	
2929 Selena Drive J-123	278 Franklin Road, Suite 120	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Brentwood, TN 37027	
(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, JoAnn Abildgaard F/K/A JoAnn M. Rutherford and husband James P. Abildgaard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Linda Darlene Tanley, 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:

Being Unit No. 123 on the Plan of Kingswood Condominiums of record in Plat Book 5200, Page 520, Register's Office for Davidson county, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in Exhibit "C" of the Master Deed, as emended, establishing Kingwood Condominium, of record in book 6058, Page 320, said Register's Office.

Being the same property conveyed to Joann M. Rutherford by deed of record in Book 7668, Page 152, Register's Office for Davidson County, Tennessee.

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

James P. Abildgaard joins in this conveyance, with the consent of the grantor spouse, for the purpose of waiving homestead and/or other marital rights that may be granted to a spouse by law in the property.

This instrument is executed on behalf of James P. Abildgaard by JoAnn M. Abildgaard as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 9756, Page 63, in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as 2929 Selena Drive J-123, Nashville, TN 37211
(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 4th day of August 1995

JoAnn M. Abildgaard

James P. Abildgaard
By: JoAnn M. Abildgaard
JoAnn M. Abildgaard
Attorney-in-Fact

DCTN01WC

BOOK 9756PG 65

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 JoAnn Abildgaard F/K/A JoAnn M. Rutherford

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 instrument for the purposes therein contained. Witness my hand and official seal at Antioch, Tennessee, this 4th day of August 1995

Commission expires October 9, 1995

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this August 4, 1995 before me personally appeared JoAnn M. Abildgaard, the person who executed the foregoing instrument on behalf of James P. Abildgaard, and acknowledged that she executed the same as the free act and deed of the said James P. Abildgaard, through Power of Attorney granted her by the said James P. Abildgaard.

Notary Public

My Commission Expires:10/9/95

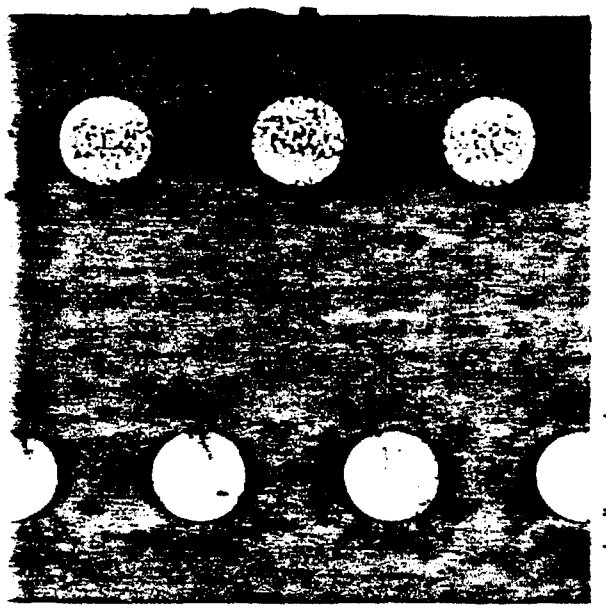
95 AUG -8 AM 11:03
REGISTER
DAVIDSON COUNTY, TN.

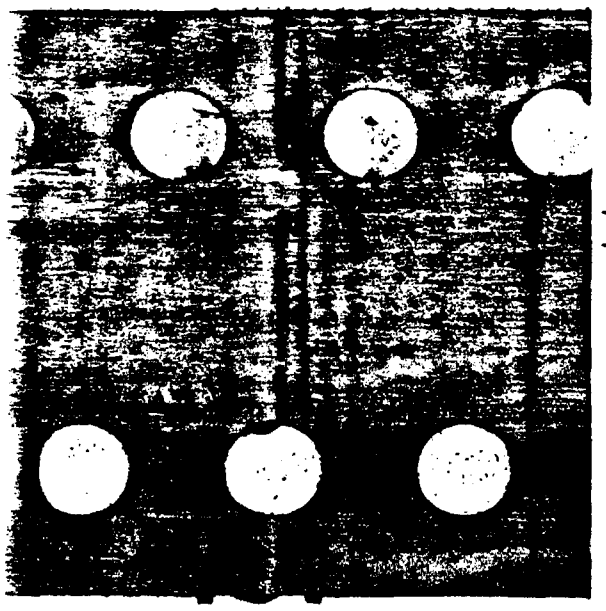
IDENTIF. / REFERENCE

0087271

006- 08/08 0101 03CHECK 177.35

DCTN01WC





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

RECEIVED OF _____

FOR _____

BOOK 9756 PG 66

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 45500.00
CON TX 168.35
PRFEE 1.00
MDEED 8.00
TOTAL 177.35
CHECK 177.35
08/08/95 01 11:04 0001 0061

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00872711
IDENTIF. ↑ REFERENCE

95 AUG -8 AM 11:04

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 939077