0091508

IDENTIF. ↑ REFERENCE

BOOK 9768 PG 331

Box 50-8

95 AUG 21 PM 1:16

FELIX ... REGISTER
DAVIDSON COUNTY, TN.

THIS INSTRUMENT PREPARED BY:
BAKER, DONELSON, BEARMAN &
CALDWELL (RDB)
A Professional Corporation
Suite 1700, 511 Union Street
Nashville, TN 37219

FROM: Elizabeth Maddux Holt (GRANTOR)

TO: Emily J. Reynolds (GRANTEE)

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Ms. Emily J. Reynolds 3737 West End Ave., Unit 106 Nashville, TN 37205	Union Planters Bank 401 Union Street Nashville, TN 37219	104-09-J-106

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid by Emily J. Reynolds, GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, Elizabeth Maddux Holt, an unmarried person, have bargained and sold, and by these presents do transfer and convey unto Emily J. Reynolds, her heirs and assigns, all of my interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Unit No. 106 of The Westbury Condominiums, 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) and the provisions of the Master Deed for The Westbury Condominiums of record in Book 6819, Page 210, Register's Office for Davidson County, Tennessee, including without limitation the By-laws appended thereto of record in Book 6819, Page 239, said Register's Office, as amended by First Amendment to Master Deed of record in Book 6886, Page 662, and by Second Amendment to Master Deed of record in Book 6958, Page 220, Register's Office for Davidson County, Tennessee (collectively the "Master Deed"), to which Master Deed reference is here made for a more complete and accurate description of said unit;

Together with the 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;

Together with Allocated Parking Space No(s). 6 and Reserved Space No(s). 3, which are hereby allocated to the aforesaid unit as an inseparable appurtenance thereto as provided in the Master Deed.

Being the same property conveyed to Elizabeth Maddux Holt by Trustee's Deed from Elizabeth Maddux Holt, Successor Trustee, of record in Book 9762, Page 396.

The above description is identical to that contained in the prior deed of record on this property.

This is improved property known as 3737 West End Avenue, Unit No. 106, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

And GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except for 1995 real property taxes, which have been prorated between the parties and which shall be paid by GRANTEE before delinquent.

And GRANTOR does further covenant and bind herself, her heirs and assigns, 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.

WITNESS my hand this 18th day of August 1995.

Elizabeth Maddux Holt

Elizabeth Maddux Holt

BOOK 9768 PG 333

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, R. L. Moore, a Notary Public in and for said County and State, the within named, Elizabeth Maddux Holt, an unmarried person, the within named bargainor, with whom I am personally acquainted, or who 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 Nashville, Tennessee, this 18th day of August, 1995.

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: Nov. 20, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $175,000.00.

AFFIANT

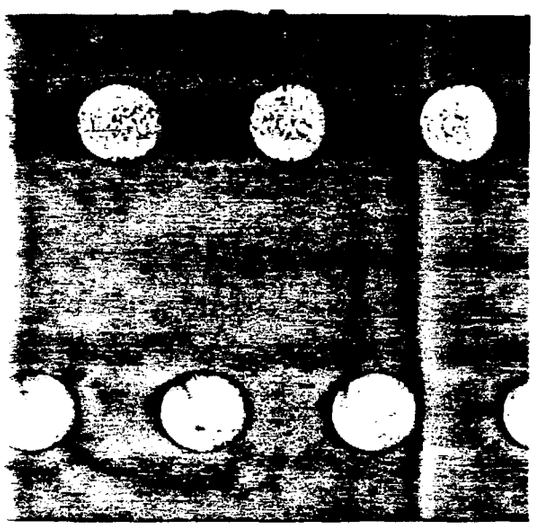
Subscribed and sworn to before me, this 18th day of August, 1995.

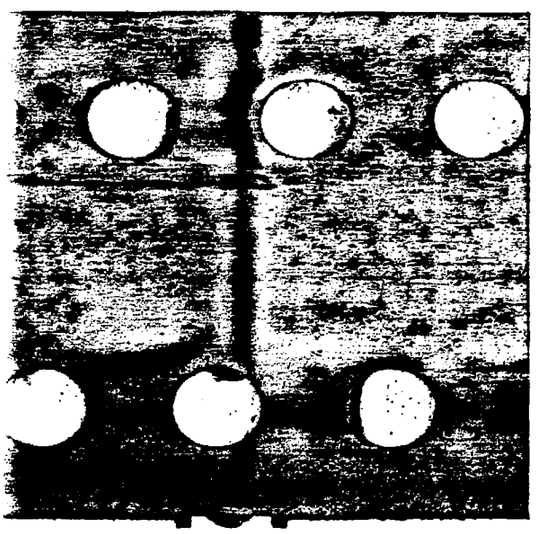
R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: Nov 20, 1996

4624 95/21 0101 03CHECK 660.50





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

RECEIVED OF _____

FOR _____

BOOK 9768 PG 334

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	
				175000.00
			CON TX	647.50
			PRFEE	1.00
			WDEED	12.00
			TOTAL	660.50
			CHECK	660.50
08/21/95	01		13:16 0001	4624

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0091508
IDENTIF. ↑ REFERENCE

95 AUG 21 PM 1:16

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 943583