STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 92,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF August, 1995

JACQUELINE FREE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

MY COMMISSION EXPIRES: 3/27/99
(AFFIX SEAL)

My Commission Expires

**THIS INSTRUMENT WAS PREPARED BY**
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Connie Jo Lancaster (NAME) | First Tennessee Bank National (NAME) | 128-13A-215CO |
| 215 Westfield Drive (ADDRESS) | P.O. Box 351 (ADDRESS) | 9D-79534 |
| Nashville, TN 37221 (CITY) (STATE) (ZIP) | Memphis, Tennessee 38101 (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, Laurance Wayne Oldham,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Connie Jo Lancaster and Brent Sykes, both 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, TN, BEING Unit No. 215 of Westfield Condominiums, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as establlished by Master Deed, of record in Book 6678, page 771, and amended in Book 6736, page 110, and further amended in Book 6831, page 982, Register's Office for Davidson County, TN, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit "C" of siad Master Deed. Reference is hereby made to the plat of Westfield Condominiums set forth as Exhibit "D" of said Amendment to the Master Deed of record in Book 6831, page 982, in said Register's Office for a more complete and accurate description thereof.

Being the same property conveyed to Laurance Wayne Oldham, unmarried, by deed from George Gianikas, Trustee with full power to transfer, convey and encumber without joinder of any beneficiary, of record in Book 6895, Page 47, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1995 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 6831, page 982; Master Deed of record in Book 6678, page 771, as amended in Book 6736, page 110, further amended in Book 6801, page 962 and Book 6831, page 982; Charter of Westfield Condominiums in Book 6746, page 677; Easements and restrictions in Book 6250, page 590, revised in Book 6250, page 748, and Book 6831, page 982, Book 4851, page 918, Book 6551, page 981 and Book 6551, page 988; Lack of direct access to Interstate 40, a controlled access highway; all of record in the Register's office for Davidson County, Tennessee.

unimproved ( )
improved (X) property, known as 215 Westfield Drive, 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 my hand this day of 19

Laurance Wayne Oldham

Melinda Kaye Oldham

STATE OF TENNESSEE
COUNTY OF

BOOK 9773 PG 803

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Laurance Wayne Oldham,

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 Brentwood, Tennessee, this 22nd day of August, 1995.

Commission expires 3/27/99

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF

My Commission Expires March 27, 1999

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

Laurance Wayne Oldham

## TO

Connie Jo Lancaster and Brent Sykes

## RETURN TO:


**GREGORY S. PERRONE**
**ATTORNEY - AT - LAW**
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

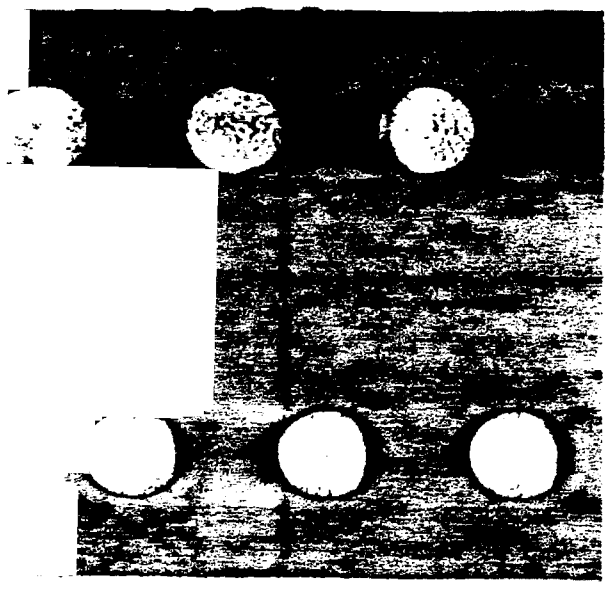

IDENTIFICATION REFERENCE

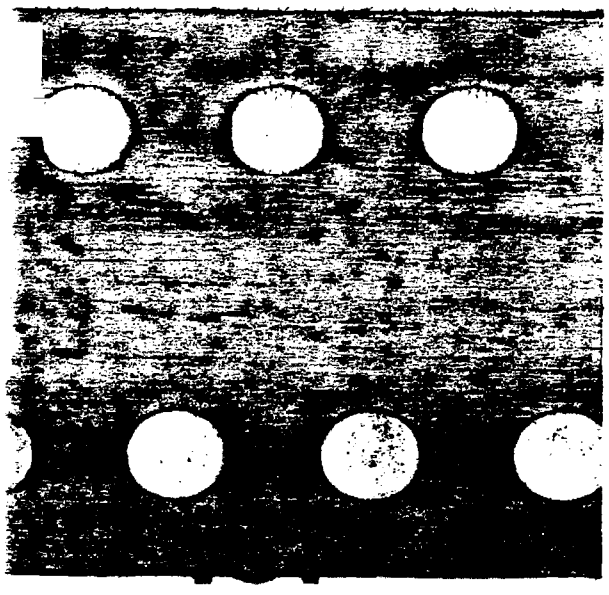
95 AUG 25 PM 2:18

REGISTER
DAVIDSON CO. TN.

95 AUG 25 12:01 330FEDK

$51.25





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

RECEIVED OF _____

FOR _____

BOOK 9773 PG 804

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | AMT 92500.00 | |
| | | | CON TX 342.25 | |
| | | | PRFEE 1.00 | |
| | | | WDEED 8.00 | |
| | | | TOTAL 351.25 | |
| | | | CHECK 351.25 | |
| 08/25/95 | 01 | | 14:17 0001 6688 | |

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

0093346
IDENTIF. ↑ REFERENCE

95 AUG 25 PM 2:18
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

**No.** 945625