0099133

IDENTIF. # REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 36944
Dav. Co. File: Box 8

95 SEP 11 PM 1:29

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BOOK 9791PG541

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Sharon S. Wiggs 891 Gen Geo Patton Road Nashville, Tennessee 37221	Franklin AmericanMortgage Company 214 Overlook Court, Ste 150 Brentwood, Tennessee 37027

TAX MAP-PARCEL NUMBERS: 142-09C-891

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Frederick J. Schrenger and spouse, Lucinda B. Schrenger,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Sharon S. Wiggs, a single person,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 891 together with the carport designated as 891-C on the plan of Phase One, Lot 2, Section Five River Plantation, of record in Book 5200, page 257, Register's Office for said County to which plan reference is hereby ,made for a more complete description thereof.

BEING the same property conveyed to Frederick J. Schrenger and wife, Lucinda B. Schrenger by deed from Charles H. Shaub and wife, Sharon Hayes Shaub of record in Book 6698, page 528, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5410, Page 248, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record. **This is improved property, known as:** 891 Gen Geo Patton Road, Nashville, Tennessee 37221

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and

representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 7th day of September, 1995.

Frederick J. Schrenger
Frederick J. Schrenger

Lucinda B. Schrenger
Lucinda B. Schrenger

State of Tennessee
County of Davidson

On this 7th day of September, 1995, before me the undersigned authority, personally appeared **Frederick J. Schrenger** and **Lucinda B. Schrenger**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and ~~who executed~~ the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 125000.00

Affiant

Sworn and subscribed before me on the 7th day of September, 1995.

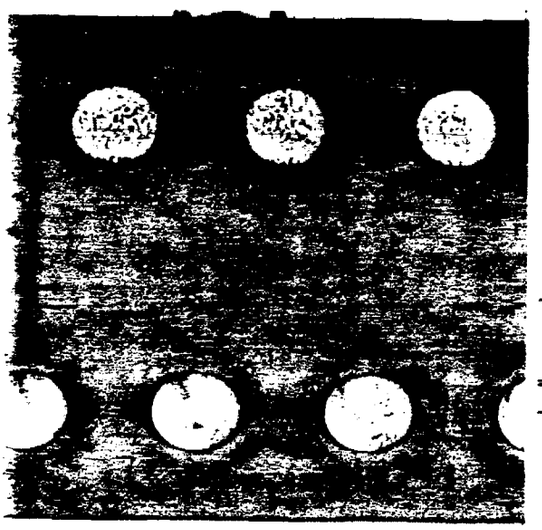
Notary Public

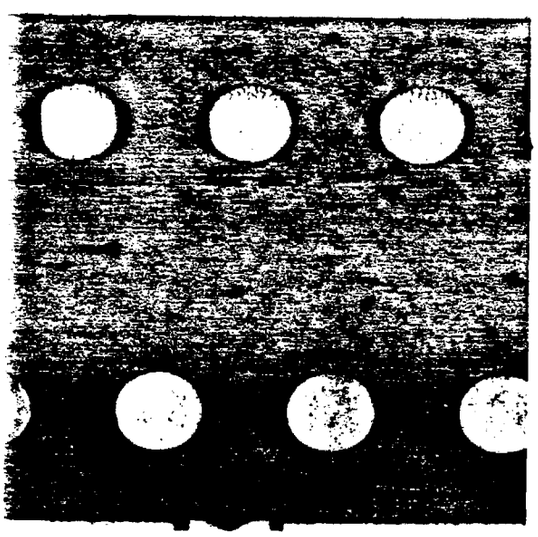
My Commission Expires: _____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

2803 09/11 0101 03CHECK 471.50

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





RECEIVED OF _____

FOR _____

BOOK 9791 PG 543

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 125000.00
CON TX 462.50
PRFEE 1.00
WDEED 8.00
TOTAL 471.50
CHECK 471.50

09/11/95 01 13:33 0001 2803

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0099133
IDENTIF. # REFERENCE

95 SEP 11 PM 1:30
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 951679