BOOK 9826PG350 BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 111,000.00

Suzanne R. McGugin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
5th DAY OF October 19 95

Notary Public

MY COMMISSION EXPIRES: May 7, 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Suzanne R. McGugin (NAME)	Third National Bank in Nashville (NAME)	116-3B #160
4505 Harding Road, Unit #160 (ADDRESS)	P. O. Box 305110 (ADDRESS)	
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, W. Edgar Welden, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Suzanne R. McGugin, 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. 160 as shown on the Plat of Royal Oaks Apartments, a condominium, as of record in Book 5200, page 45, Register's Office for said County, together with an undivided 1.301% interest in common elements of 4505 Harding Road Homeowners' Association, as described in Book 5282, page 972, et seq., said Unit is also known as Apartment No. 160.

Being the same property conveyed to W. Edgar Welden, married by deed from Joanne B. Slaymaker and husband, H. Roy Slaymaker of record in Book 6372, page 177, Register's Office for Davidson County, Tennessee. *

This conveyance is made subject to all terms, covenants, and restrictions set forth in Master Deed of record in Book 5282, page 972, Register's Office for Davidson County, Tennessee, and its attendant By-Laws of record in Book 5282, page 992, said Register's Office, and the recorded plat recorded in Book 5200, page 45, said Register's Office. Any lien or other obligation to pay assessments for prorated expenses of administration and of maintenance and repair of the common elements, general and limited, of the building and any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insurance indemnity is insufficient to cover the cost of such reconstruction, as set out in Master Deed of record in Book 5282, page 972, said Register's Office.

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

*And I, Louise C. Welden, wife of the within named W. Edgar Welden join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

is unimproved ( ) is improved (X) property, known as 4505 Harding Road, Unit #160, 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 our hand S this 5th day of October 19 95

W. Edgar Welden
W. Edgar Welden

Louise C. Welden
Louise C. Welden

BOX 15

BOOK 9826 PG 351

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 W. Edgar Welden, married and wife, Louise C. Welden

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 5th day of October, 19 95.

Commission expires May 7, 1997

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

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

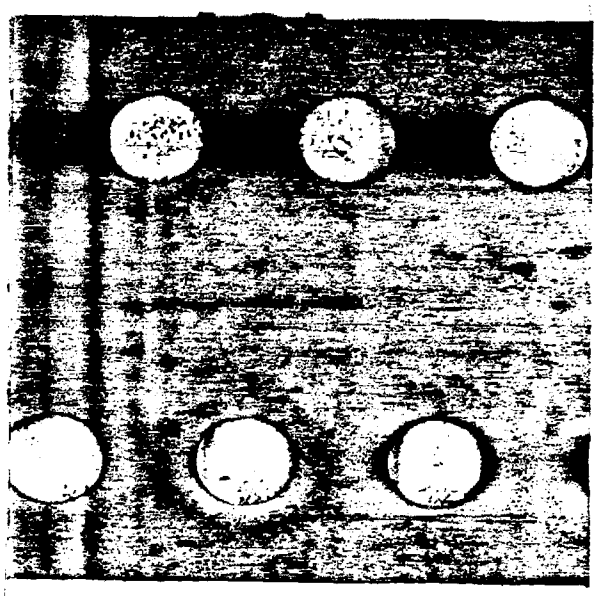
Warranty Deed from W. Edgar Welden, to Suzanne R. McGugin.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-102
Nashville, TN 37215

95 OCT 12 PM 3:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
011622

10/12 0101 03CHECK 419.70



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

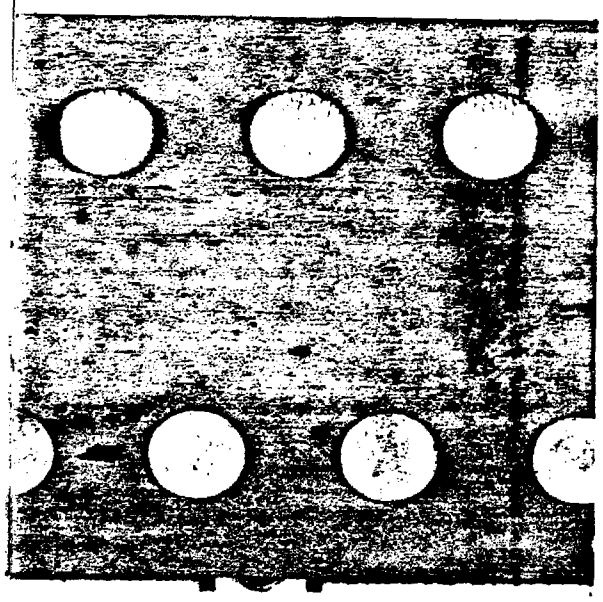
RECEIVED OF _____

FOR _____

BOOK 9826 PG 352

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 111000.00
CON TX 410.70
PRFEE 1.00
[illegible]BANK 8.00
TOTAL 419.70
CHECK 419.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID AT BANK

10/12/95 01 15:47 0001 6152

01 1 1622
IDENTIF. ↑ REFERENCE

95 OCT 12 PM 3:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 964905