BOOK 9861 PG 763

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October 19 95

Notary Public

MY COMMISSION EXPIRES: 8-24-97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 121 First Ave. Suite 200, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carolyn B. Krawcyk (NAME)	Citicorp Mortgage, Inc. (NAME)	MAP 128-13A
316 Westfield Drive (ADDRESS)	12855 North Outer Forty Drive (ADDRESS)	PARCEL 316
Nashville, Tennessee 37221 (CITY) (STATE) (ZIP)	St. Louis, MO 63141 (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, Estate of Georgia D. Garland

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carolyn B. Krawcyk

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. 316 of Westfield Condominiums created under Title 66, Section 27-101, et seq, as amended Tennessee Code Annotated and as established 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, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in Exhibit "C" of said 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, said Register's Office, for a more complete identification and description of said unit.

Being the same property conveyed to Georgia D. Garland by deed from Jackie A. McSpadden, unmarried, of record in Book 8051, page 129, Register's Office for Davidson County, Tennessee. The said Georgia D. Garland having since deceased leaving a Will of record in Will Book 197, page 334, Probate Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO:

Taxes for the year 1996 and subsequent years, a lien, but not yet due and payable.

Terms and provisions of Master Deed and Bylaws of record in Book 6678, page 771, amended in Book 6736, page 110 and further amended in Book 6831, page 982, said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 316 Westfield Drive, Nashville, Tennessee 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 31st day of October 19 95

Jason Garland, Executor
Estate of Georgia D. Garland
BY: Jason Garland, Executor

Jason Garland, Trustee

Jason Garland, individually

Jerrod Garland, Beneficiary under the will of Georgia D. Garland

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 9861 PG 764

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jason Garland, Executor; Trustee, and individually

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 Franklin, Tennessee, this 31st day of October 19 95

Commission expires 8-24-97

Rhonda J Ulstenwildt
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 Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jerrod Garland, 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 offical seal at Franklin, TN this 31st day of October 1995.

Rhonda J Ulstenwildt
Notary Public

My commission expires: 8-24-97

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12.00

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LEGAL DESCRIPTION CONTINUATION

Plan of record in Book 6250, page 748, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

State of Tennessee, County of WILLIAMSON
Received for record the 07 day of
NOVEMBER 1995 at 1:15 PM. (REC# 155798)
Recorded in official records
Book 1342 Page 87- 89
Notebook 55 Page 233
State Tax $ 266.40 Clerks Fee $ 1.00,
Recording $ 12.00, Total $ 279.40,
Register of Deeds SADIE WADE
Deputy Register ANGELA WAY

0123732

IDENTIFICATION REFERENCE

95 NOV 16 AM 11:16

DAVIDSON COUNTY, TN.