File Box 29

pg 1 9977 PG 879

STATE OF TENNESSEE 6728
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,300.00

X Bonnie S. Duke
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF March, 19 96.

Ollie Mai Parsley
Notary Public

MY COMMISSION EXPIRES: 3/27/99

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bonnie S. Duke	NationsBanc Mortgage Corporation	96-11-A-57 CO
(NAME)	(NAME)	
324 Hickory Place	P. O. Box 353	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37214	Louisville, KY 40201-0353	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Thomas W. Newton, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bonnie S. Duke, a single person

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:

Unit G-7, Phase V, Hickory Place Condominiums of record in Amendmant to the Master Deed of Hickory Place Condominiums in Book 7015, page 187, and referred to as Exhibit "C" found at Page 190. Unit G-7 being part of the Unit Plan for Phase 2-B, Section I, Hickory Place Condominiums of record in Plat Book 6250, page 795; all references of record in the Register of Deeds Office for Davidson County, Tennessee.

BEING the same property conveyed to Thomas W. Newton, an unmarried person, by deed from Michael W. Ellis and wife, Cynthia C. Ellis, filed of record in Book 8120, page 47, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants filed in Book 6472, page 435; Book 6476, page 663 and Book 7015, page 187, said Register's Office and all other easements of record.

This is improved property known as 324 Hickory Place, Nashville, TN 37214

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 his hand this 11th day of March, 19 96.

Thomas W. Newton

Thomas W. Newton

6728

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named

Thomas W. Newton

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 Nashville, Tennessee, this 11th day of March, 19 96.

My commission expires 3/27/99

Notary Public Ollie Mai Parsley

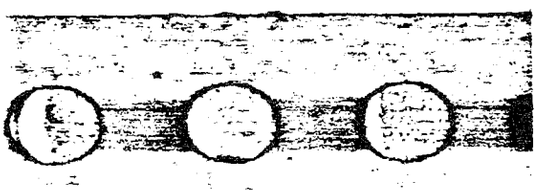
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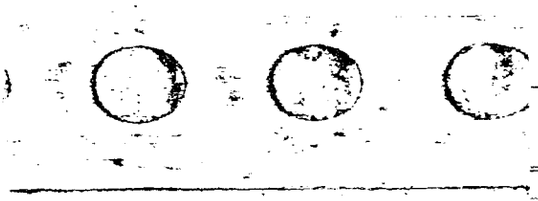
IDENTIF. & REFERENCE

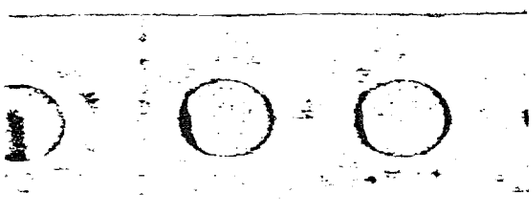
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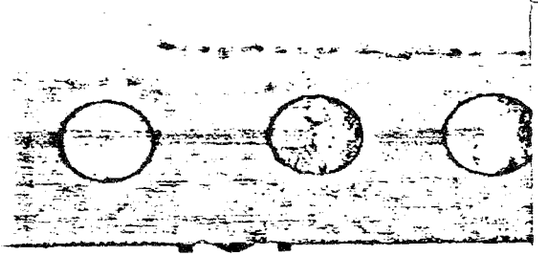
FELIX [illegible]
DAVIDSON COUNTY, TN.

3021 03/13 0101 03CHECK 261









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

RECEIVED OF _____

FOR _____

BOOK 9977 PG 881

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	68300.00
CON TX	252.71
PRFEE	1.00
WDEED	8.00
TOTAL	261.71
CHECK	261.71

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 9021

0159723
IDENTIF. ↑ REFERENCE

96 MAR 13 PM 1:49
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1016098