BOOK 10002 PG 768

0167233

IDENTIF. & REFERENCE

96 APR -3 AM 10:47

DAVIDSON COUNTY, TN.

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: (cmw) Title No: 37565
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Scott R. Mays 514 Davis Drive Brentwood, TN 37027	SAME

TAX MAP-PARCEL NUMBERS: 103-8-A-15

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 **Sandra K. Chinoda, previously known as Sandra K. Taylor, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Scott R. Mays, unmarried, 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 A-304 on the plan of Westlawn Green of record in Book 5200, page 20-24, said Register's office, to which plan and record thereof reference is hereby made for a more complete description.

BEING the same property conveyed to Sandra K. Taylor, a single person, by deed from Judith Ann Taylor, a single person, of record in Book 7254,m page 577, said Register's Office. Sandra K. Taylor is now known as Sandra K. Chinoda.

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

0101 03CHECK 166.25

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 5238, Page 863, Book 5266, page 22 and Book 6748, page 423, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

Azviperi Chinoda, the spouse of Sandra K. Chinoda, joins in this conveyance solely to convey any marital interest he may have in subject property.

This is improved property, known as: 4425 Westlawn Drive, A-304, Nashville, TN 37209

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 on March 29 ,19 96 .

Sandra K. Chinoda
Sandra K. Chinoda

Azviperi Chinoda
Azviperi Chinoda

State of Tennessee
County of Daviidson

On March 29 ,19 96 , before me the undersigned authority, personally appeared **Sandra K. Chinoda**, 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.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

Notary Public

My Commission Expires: _____

State of Tennessee
County of Daviidson

On March 27 ,19 96 , before me the undersigned authority, personally appeared **Azviperi Chinoda**, 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.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/98

Notary Public

My Commission Expires: _____

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 42,500.00

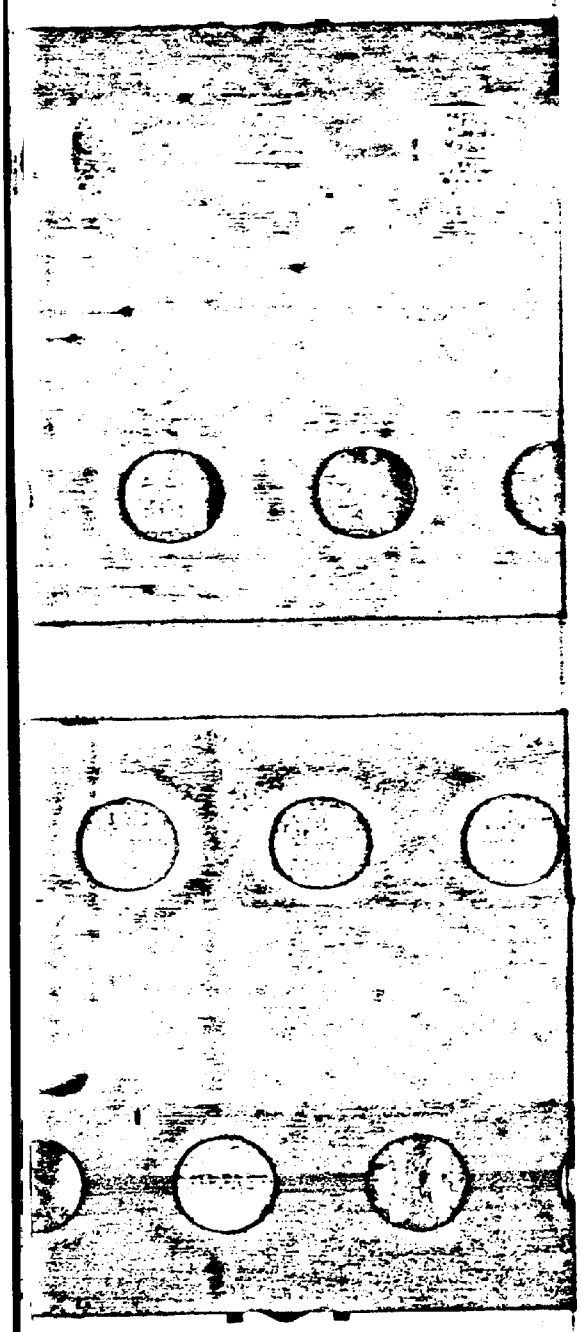
Affiant

Sworn and subscribed before me on March 29 ,19 96 .

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

Notary Public

My Commission Expires: _____



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

RECEIVED OF _____

FOR _____

BOOK 10092 PG 770

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	42500.00
CON TX	157.25
PRFEE	1.00
WDEED	8.00
TOTAL	166.25
CHECK	166.25

04/03/96 01 10:52 0001 6053

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0167233
IDENTIF. ↑ REFERENCE

96 APR -3 AM 10:47
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1024049