22

BOOK 10228 PG 60

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF October 19 96

I. DYKE TATUM

Notary Public

MY COMMISSION EXPIRES: July 26, 1997
(AFFIX SEAL)

DYKE TATUM NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER:
MICHAEL V. AYERS (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	104-6-A-52CO
3415 WEST END AVE., #604 (ADDRESS)	FIRST AMERICAN CENTER (ADDRESS)	26W-09664
NASHVILLE, TN 37203 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37237 (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, JOAN TRUMBOWER, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL V. AYERS AND JOSEPH D. MILES, BOTH 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:

A certain Condominium Apartment in DAVIDSON County, Tennessee, being Unit No. 604, on the Plan of CONTINENTAL CONDOMINIUMS, of record in Book 5200, page 399, as amended by instrument recorded in Book 6135, page 788 and Book 6435, page 549; Register's Office for DAVIDSON County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to JOAN TRUMBOWER, UNMARRIED, by deed from Mary Tyson Wood, Unmarried, of record in Book 7728, page 22, Register's Office for DAVIDSON County, Tennessee.

There is conveyed with the above described individual condominium unit an undivided interest in and to the general and/or restricted common areas and facilities of CONTINENTAL CONDOMINIUMS, as said areas are set forth and defined in Master Deed and By-Laws of record in Book 5862, page 589; Book 6135, page 788; and Book 6435, page 549; and Charter of record in Book 5864, page 834, amended in Book 7461, page 217; Register's Office for DAVIDSON County, Tennessee, and to which reference is hereby made for more particulars.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

unimproved ( )
This is improved (X) property, known as 3415 WEST END AVENUE, UNIT #604, NASHVILLE, TN 37203
(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 11th day of October 19 96

JOAN TRUMBOWER

BOOK 10228 PG 61

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 JOAN TRUMBOWER, UNMARRIED

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 NASHVILLE, Tennessee, this 11th day of October 19 96.

Commission expires 4-19-97

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_____.

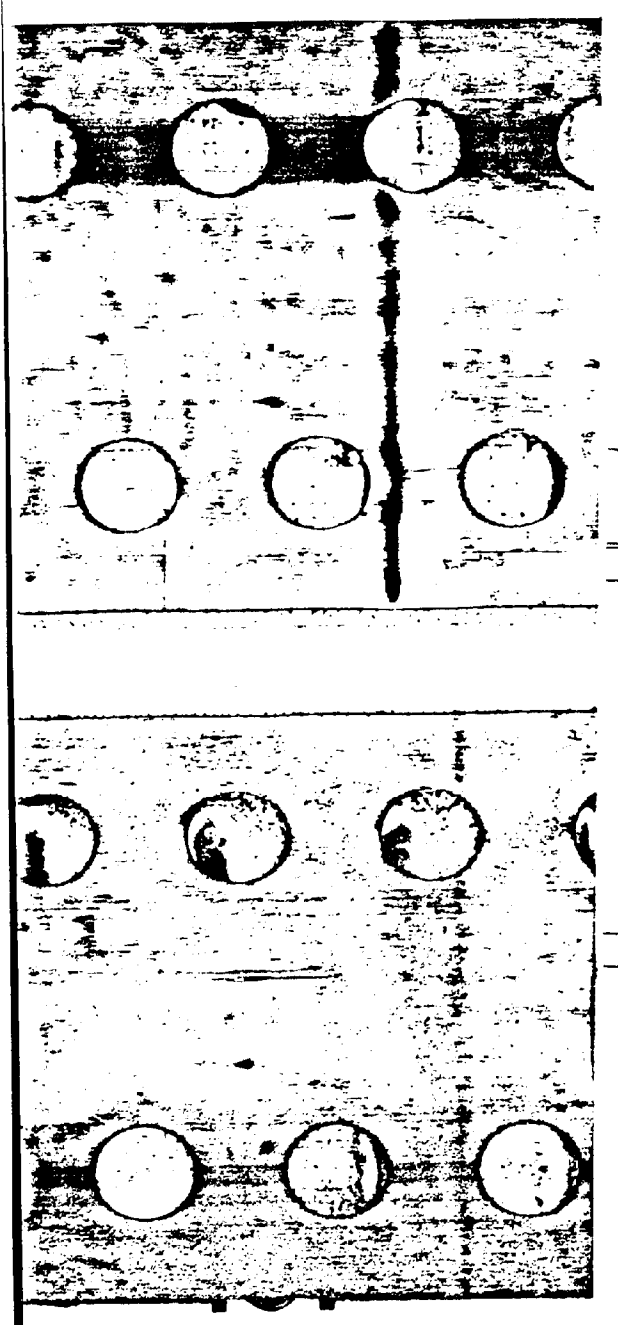
My commission expires _____

Notary Public

0237022
IDENTIF. ◆ REFERENCE

96 OCT 17 AM 10:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0977 10/17 0101 03CHECK 369.75



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10228 PG 62

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
			LAMT	97500.00
			CON TX	360.75
			PRFEE	1.00
			WDEED	8.00
			TOTAL	369.75
			CHECK	369.75
10/17/96	01	10:44	0001	0977

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0237022
IDENTIF. ↑ REFERENCE

96 OCT 17 AM 10:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1078003

No. [redacted]