Box 8/JC
(1)

BOOK 10244 PG 140

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 94,500.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF October, 19 96

DEBORAH H. BERRIE NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

Notary Public
My Commission Expires JULY 25, 1998

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charlotte Oliver	Great Western Mortgage Corporation	MAP 103-4
(NAME)	(NAME)	
4201 Wyoming Avenue, # A	5111 Maryland Way #309	PARCEL 454
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37209	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(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, Anne R. Horan, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charlotte Oliver, married

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 Lot No. 1-A on the Plan of the Zone Lot Division of Lot 1 of the Resubdivision of Lot One of West End Annex, of record in Book 6200, page 246, amended in Book 6250, page 793, Register s Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete descritpion.

Being the same property conveyed to Hollis J. Boss and wife, Anne R. Horan by Deed from Richard S. Francis and Paige Cofrin of record in Book 7608, page 836, said Register's Office. Hollis J. Boss and Anne R. Horan have since divorced. Hollis J. Boss conveyed all of his interest in subject property to Anne Horan by Quitclaim Deed of record in Book 8716, page 277, Register's Office for Davidson County, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 4201 Wyoming Avenue, # A, Nashville, Tennessee 37209
(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 30th day of October 19 96

Anne R. Horan

Anne R. Horan

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 Anne Horan, 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 foregoing instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of October, 19 96.

Commission expires My Commission Expires 9/16/99

Notary Public

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

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_____.

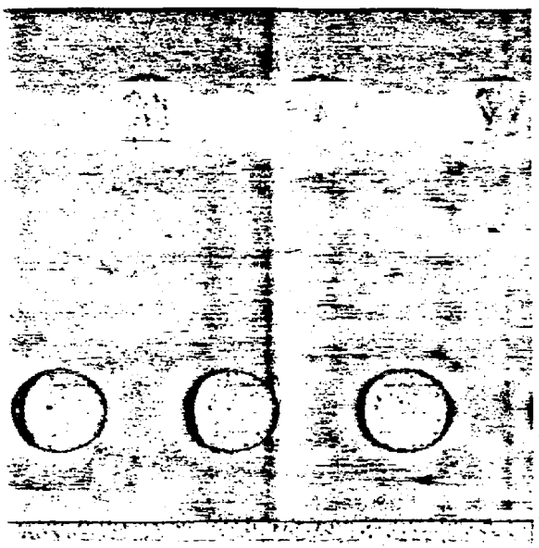
My commission expires _____

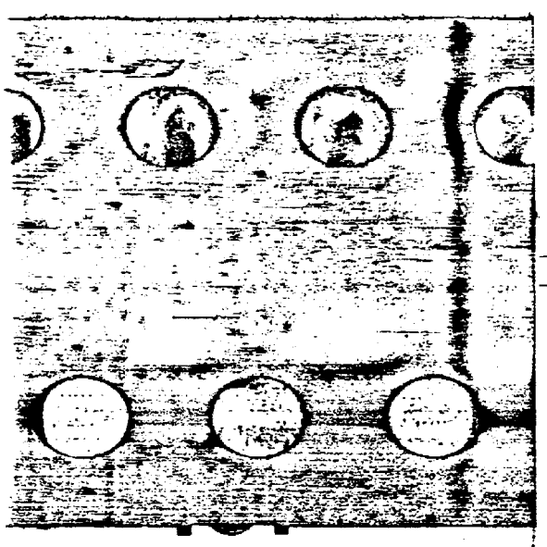
Notary Public

0242004
IDENTIF. ↑ REFERENCE

96 OCT 31 PM 12:41
KELLY Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6374 10/31 0101 03CHECK 358.65





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

RECEIVED OF _____

FOR _____

BOOK 10244 PG 142

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 94500.00
				CON TX 349.65
				PRFEE 1.00
				WDEED 8.00
				TOTAL 358.65
				CHECK 358.65
10/31/96		01		12:43 0001 6374

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0242004 IDENTIF. ↑ REFERENCE

96 OCT 31 PM 12:41

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1083320