File 14264
File Box 9B (First Title)

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Road, #110
Nashville, Tennessee 37215

BOOK 10245 PG 712

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JANE HOLSTON	NEW OWNER	Map 117=3=A
(NAME)	(NAME)	
2223 Riley Road		Parcel 46
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Murfreesboro, TN 37130		F.B. 7DA75144
(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, JOHN K. VANDERVEER, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JANE HOLSTON AND MARY K. BRADY,

AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 46 on the Plan of Versailles Apartments of record in Plat Book 5050, page 80, Surveyor's Certificate of Correction of record in Book 5171, page 153, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Versailles Townhomes Homeowner's Association, a horizontal property regime established by Master Deed and By-Laws of record in Book 5168, page 944, amended in Book 5589, page 367, Book 5659, page 641, rerecorded in Book 5667, page 375, Book 8434, page 719, Book 7770, page 955, said Register's Office.

Being the same property conveyed to John K. Vanderveer and Margaret G. Vanderveer by deed from Ervin M. Entrekin, Trustee of record in Book 5239, page 479, said Register's Office. The said John K. Vanderveer and Margaret G. Vanderveer being husband and wife at the time of purchase. The said Margaret G. Vanderveer has since died.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and paid by the Grantor; (2) Restrictions of record in Book 5168, page 944, amended in Book 5589, page 367, Book 5659, page 641, rerecorded in Book 5667, page 375, Book 8434, page 719, Book 7770, page 955; (3) Charter of record in Book 5179, page 858; and (4) All matters appearing on the Plan of record in Plat Book 5050, page 80, Surveyor's Certificate of Correction of record in Book 5171, page 153, said Register's Office.

96 NOV -1 AM 10:15
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 02424110

This is improved (XX) unimproved ( ) property, known as 3000 Hillsboro Road, Unit 46, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of October, 19 96.

JOHN K. VANDERVEER

BOOK 10245 PG 713

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN K. VANDERVEER with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 30th day of October, 19 96.

My commission expires 9/23/2000 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF October, 19 96.

MY COMMISSION EXPIRES: 9/23/2000 (AFFIX SEAL)

Notary Public

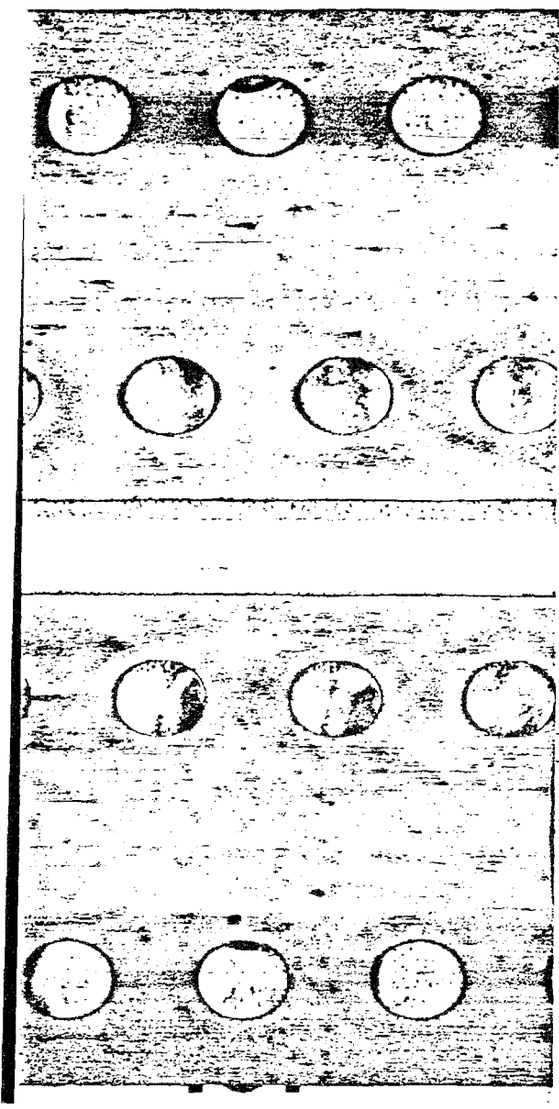
WARRANTY DEED

FROM JOHN K. VANDERVEER

TO JANE HOLSTON AND MARY K. BRADY

05-409 ~~SEND DEED TO GRANTEE~~ 6815 1170 0170 1170 5789

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 11245 PG 711

FOR _____

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 95000.00
CON TX 351.50
PRFEE 1.00
WDEED 8.00
TOTAL 360.50
CHECK 360.50

11/01/96 01 10:17 0001 6815

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0242410
IDENTIF. & REFERENCE

96 NOV -1 AM 10: 15

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1083756