43

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 57,000.00

Lisa D Melton
Affiant

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

Kathleen M. Walsh
Notary Public

MY COMMISSION EXPIRES: My Commission Expires Nov. 22, 1997
(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY

Taylor, Philbin, Pigue, Marchetti, & Bennett, One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jimmy Melton	SAME	108-7-B-157C0
(NAME)	(NAME)	
218 Timber Way Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(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, Barbara K. Turner and HUSBAND, BILLY L. TURNER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jimmy Melton and wife, Lisa D. Melton

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:

Being Unit NO. 157 of Timber Lake Condominiums created under Title 66, Chapter 27, Section 101, et. seq., as amended, Tennessee Code Annotated and as established by a Master Deed of record in Book 6549, Page 475, and by Instrument of Clarification at Book 6561, page 141, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Units, as set forth in Exhibit "A-1" of said Master Deed. Reference is hereby made to the Plat of Timber Lake Condominiums, as set forth in Exhibit "A-2" of said Master Deed for a more complete identification and description of such Unit.

Being part of the same property conveyed to Barbara K. Walsh, a single person by deed from Timber Lake Joint Venture, a Tennessee joint venture of record in Book 7344, Page 986, Register's Office for Davidson County, Tennessee.

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

Barbara K. Walsh, having since married, is now known as Barbara K. Turner.

Billy L. Turner, husband of the said Barbara K. Turner, joins in this conveyance for the purpose of conveying any and all right and title that he may now, or at any time in the future, have in subject property, especially his marital rights.

unimproved ( )
This is improved (X) property, known as 218 Timber Way Drive, Nashville, TN 37214
(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 our hand s this 15th day of November 19 96

Barbara K Turner
Barbara K. Turner

Billy L. Turner
Billy L. Turner

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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 Barbara K. Turner and HUSBAND, BILLY L. TURNER

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of November 19 96.

Commission expires My Commission Expires NOV. 22, 1997

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_____.

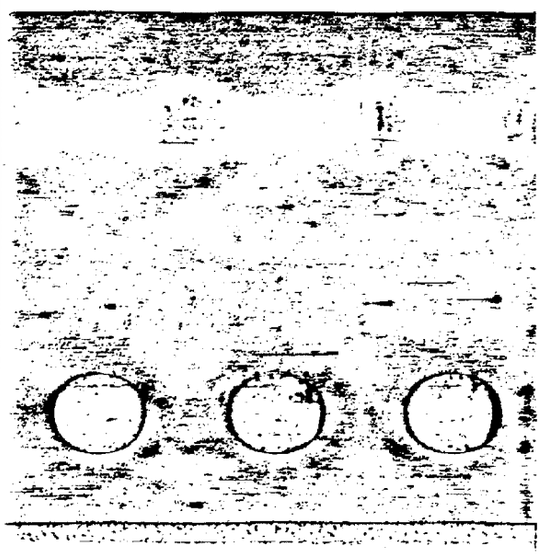
My commission expires _____

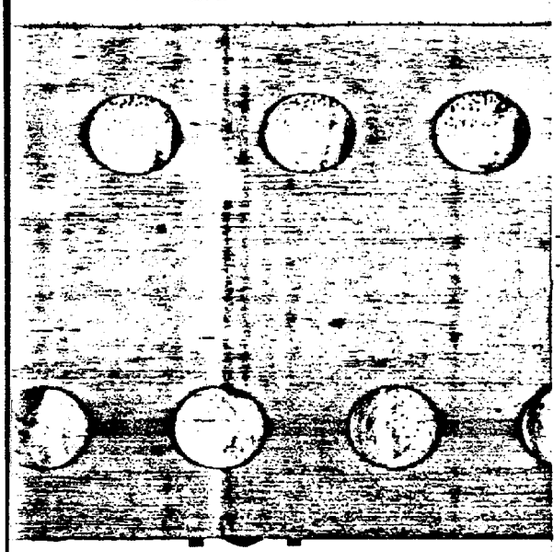
Notary Public

02 7450 IDENTIF. ↑ REFERENCE

96 NOV 18 PM 3:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

6406 11/18 0101 03CHECK 219.90





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

RECEIVED OF _____

FOR _____

BOOK 10262 PG 91

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 57000.00
CON TX 210.90
PRFEE 1.00
WDEED 8.00
TOTAL 219.90
CHECK 219.90

11/18/96 01 15:27 0001 6406

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0247450
IDENTIF. ↑ REFERENCE

96 NOV 18 PM 3:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1089128