BOOK 10287 PG 750

BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 26,900.00

Kimberly J Beard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
6th DAY OF December 19 96

Notary Public

MY COMMISSION EXPIRES: May 7, 1997
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kimberly J. Beard (NAME)	SAME (NAME)	133-15A #37
320 Welch Road, Unit G-1 (ADDRESS)	(ADDRESS)	
Nashville, TN 37211 (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, Kevin S. Himes and wife, Debra D. Allen Himes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kimberly J. Beard, 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:

Land in Davidson County, Tennessee, being Unit G-1 of Pagoda 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 6111, page 22, Register's Office for said County, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in Exhibit A-1 of Master Deed. Reference is hereby made to the plat of Pagoda Condominium set forth in Exhibit A-2 of said Master Deed for a more complete identification and decription of said unit.

Being the same property conveyed to Kevin S. Himes and Debra D. Allen, both unmarried, by deed from Gary D. Whitaker and Ray Elrod of record in Book 9263, page 116, Register's Office for Davidson County, Tennessee.

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

0254993
IDENTIF. & REFERENCE

96 DEC 11 PM 3:34
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 320 Welch Road, Unit G-1, Nashville, TN 37211
(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 6th day of December, 19 96

Kevin S. Himes
Kevin S. Himes

Debra D. Allen Himes
Debra D. Allen Himes

Data Systems, Inc 1-800-626-5427

BOOK 10287 PG 751

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 Kevin S. Himes and wife, Debra D. Allen Himes

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 6th day of December, 96

Commission expires May 7, 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_____.

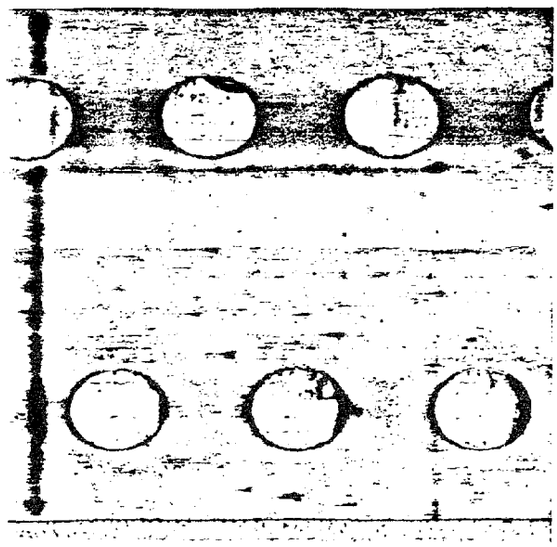
My commission expires _____

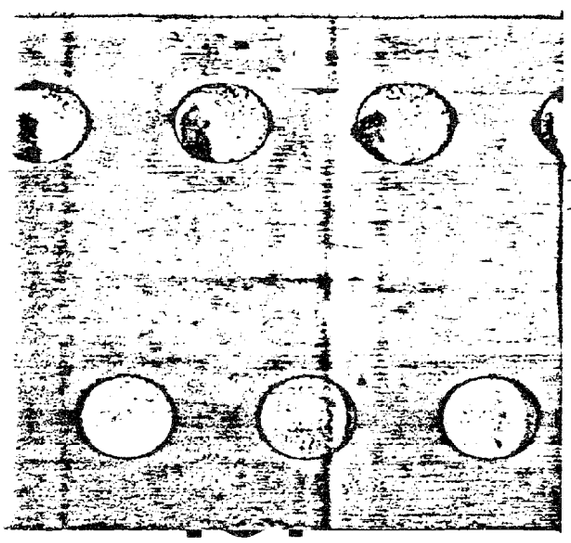
Notary Public

Warranty Deed from Kevin S. Himes and wife, Debra D. Allen Himes, to Kimberly J. Beard.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

4682 12/11 0101 03CHECK 108.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10287 PG 752

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 26900.00
				CON TX 99.53
				PRFEE 1.00
				WDEED 8.00
				TOTAL 108.53
				CHECK 108.53
			12/11/96 01	15:37 0001 4682

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0254993
IDENTIF. REFERENCE

96 DEC 11 PM 3:34

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 1097312