Mail

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615) 221-0032

BOOK 10326 PG 103

ADDRESS NEW OWNER:
Patrick E. McAlister and Laura N. McAlister
2929 Selena Drive, #D-52
Nashville, Tennessee 37211

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Trans Financial Bank Tennessee, NA
2 West Jackson Street
Cookeville, Tennessee 38501

MAP AND PARCEL:
MAP 119-14A
PARCEL 52

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Herbert E. Alsup and wife, Martha Anne Alsup, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Patrick E. McAlister and wife, Laura N. McAlister, by tenants in the entirety , 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 a certain condominium apartment located in Davidson County, Tennessee, being Unit No. 52 as shown on the Site Plan of Kingswood Condominiums, of record in Book 5200, Page 520, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in Exhibit "C" of the Mater Deed, as amended, establishing Kingswood Condominiums, of record in Book 6058, Page 320, said Register's Office.
>
> Being the same property conveyed to Herbert E. Alsup and wife, Martha Anne Alsup, by deed from Douglas Lynn Graves, Executor of the Estate of Elizabeth H. Graves of record in Book 9109, Page 5, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Kingswood Condominiums, as of record in 5200, Page 520, and Master Deed of record in Book 6058, Page 322, Charter of record in Book 6092, Page 579, and By-Laws of record in Book 6058, Page 359, Said Register's Office.

This is improved property known as 2929 Selena Drive, #D-52, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Patrick E. McAlister and wife, Laura N. McAlister, their heirs and assigns, forever; and we, Herbert E. Alsup and wife, Martha Anne Alsup 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 18th day of January, 1997.

Herbert E. Alsup

Martha Anne Alsup

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Herbert E. Alsup and wife, Martha Anne Alsup, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this the 18th day of January, 1997.

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: My Commission Expires 5-23-98

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual value or consideration, whichever is greater, for this transfer is $ 32,000.00.

AFFIANT

Subscribed and sworn to before me this 18th day of January, 1997.

ANGELA Y. POSTON-WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires

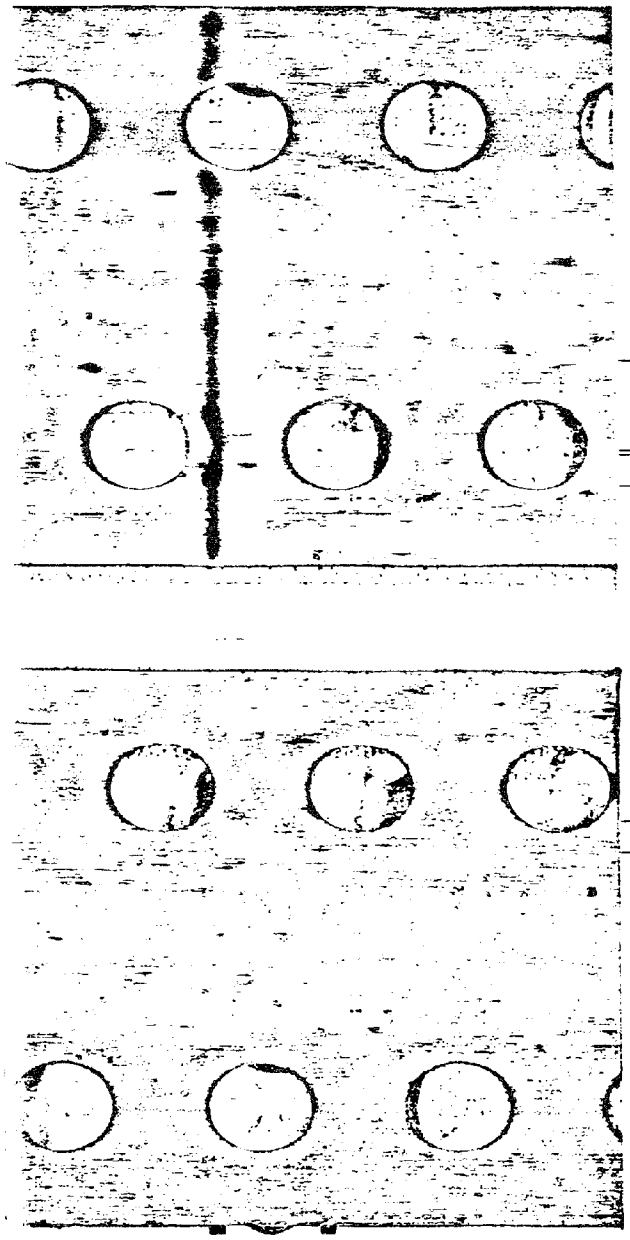
My Commission Expires 5-23-98

0266036
IDENTIF. ↑ REFERENCE

97 JAN 22 PM 2:02
REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

6819 01/22 0101 03CHECK 127.40



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10326 PG 105

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	32000.00
			CON TX	118.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	127.40
			CHECK	127.40

01/22/97 01 14:03 0001 6819

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02660 36
IDENTIF. # REFERENCE

97 JAN 22 PM 2:02

REGISTER
DAVIDSON CO. TN.

No. 1108803