274

MARK W. KILPATRICK NOTARY PUBLIC AT LARGE ROBERTSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF November 19 97

Notary Public

MY COMMISSION EXPIRES: 5-2-01
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Linda S. Harris & Associates, 213 Ward Circle, Suite 200, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Regional Properties, Inc. (NAME) | Century Mortgage Corporation (NAME) | 119-14 |
| 3117 Kinross Avenue (ADDRESS) | Two International Dr., Ste. 507 (ADDRESS) | 340 |
| Nashville, Tennessee 37211 (CITY) (STATE) (ZIP) | Nashville, TN 37214 (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, Leslie A. Modena, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Regional Properties, Inc.

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 Lot 2 of the plan of the Resubdivision of Lots 74, 75, & 76 Airdrie Subdivision "C" of record in Book 8250, page 295, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Leslie A. Modena, unmarried by deed from James T. Taylor Jr and Mary E. Taylor, Co Executors under the Last Will & Testament of Beatrice Taylor of record in Book 9378, page 903, Register's Office for Davidson County, Tennessee.

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

FILED FOR REGISTER
DAVIDSON COUNTY, TN.
97 DEC 29 AM 8:32

13033634
IDENTIFICATION REFERENCE

unimproved ( )
This is improved ( X ) property known as 3117 Kinross Avenue, Nashville, Tennessee 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 my hand this 26th day of November 19 97

Leslie A. Modena by Mary Ann Lee atty in fact
Leslie A. Modena, unmarried

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Leslie A. Modena, 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 within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 26th day of November 19 97.

Commission expires _____

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

STATE OF TENNESSEE
COUNTY OF

On this, 26th day of NOV, 19 97, personally appeared before me, MARY ANN LEO, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of LESLIE A. MODENA and is authorized by them to execute this instrument on their behalf, as their free act and deed

Witness my hand, at office, this 26th day of NOV 19 97

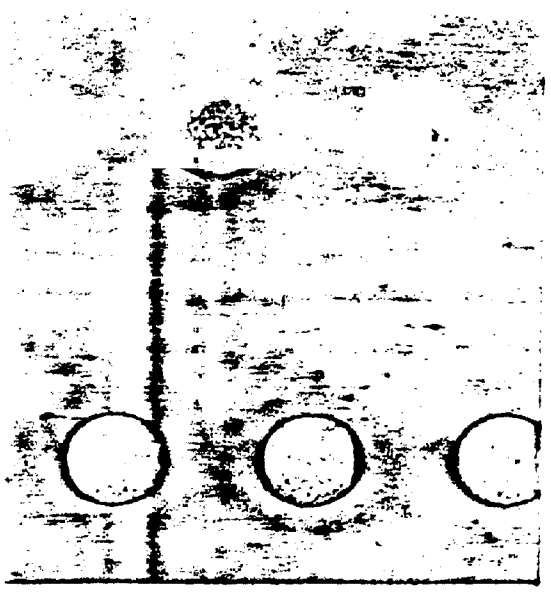
My commission expires 5-2-01

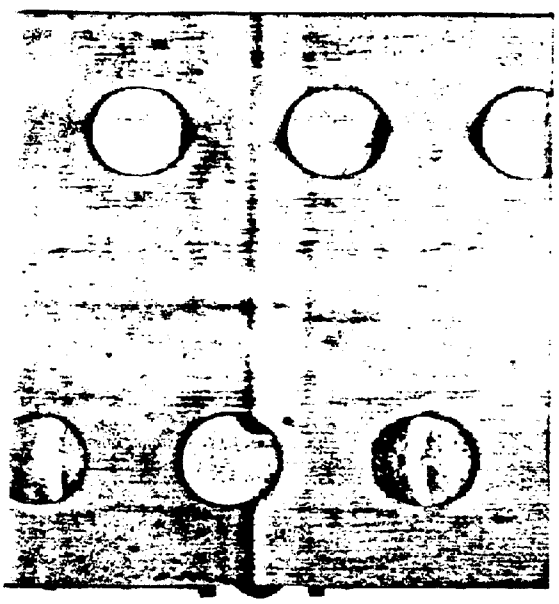
Mark W. Kilpatrick
Notary Public

MARK W. KILPATRICK
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TENN.

5016 12/29 0101 03CHECK

334.60





**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**

**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 10734 PG 106

| | | |
|---|---|---|
| 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 | 88000.00 |
| CON TX | 325.60 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 334.60 |
| CHECK | 334.60 |

12/29/97 01 08:31 0001 5016

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0383634

IDENTIF. A REFERENCE

97 DEC 29 AM 8:32

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1235728