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PREPARED BY (AND RETURN TO):

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W & I Ref: (sk) Title No: 40131
Dav. Co. File: Box 8

98 JUL 15 PM 12:39
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE

0462708

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Joseph R. Dockery Sylvia H. Dockery 5025 Hillsboro Pike, Unit 8-G Nashville, TN 37215	SAME 3822 07/15 0101 03CHECK 466.47

TAX MAP-PARCEL NUMBERS: 131-1-D-57

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 123,100.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles G. Seivers, a married man,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Joseph R. Dockery and spouse, Sylvia H. Dockery,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 57, also known as apartment No. 86 on the plan of Georgetown Apartments Condominium Apartments, of record in Book 5200, Page 4, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Charles G. Seivers, a single person by deed from Frederick T. Anutta, a single person of record in Book 8697, Page 125, Register's Office for Davidson County, Tennessee. Betty K. Seivers joins in this conveyance strictly to release any and all marital interest she may have in the above described property.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 1998, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 4, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 5211, Page 325, and amended in Book 5616, Page 133, Book 6079, Page 516, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters; Subject to an easement for sanitary sewers and/or storm drainage purposes granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, by instrument of record in Book 4308, Page 575, said Register's Office.Subject to overhead line easement granted to Metropolitan Government of Nashville and Davidson County, of record in Book 7873, Page 859, said Register's Office.

This is improved property, known as: 5025 Hillsboro Pike, Unit 8-G, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 13th day of July, 1998.

Charles G. Seivers

Bettye K. Seivers

Charles G. Seivers

Bettye K. Seivers

State of Tennessee
County of Davidson

On this 13th day of July, 1998, before me the undersigned authority, personally appeared **Charles G. Seivers**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____

Notary Public

State of Tennessee
County of Davidson

On this 14th day of July, 1998, before me the undersigned authority, personally appeared **Bettye K. Seivers**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 123100.00

Affiant

Sworn and subscribed before me on this 14th day of July, 1998.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____

Notary Public

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

RECEIVED OF _____

FOR _____

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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	
				123100.00
			CON TX	455.47
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	466.47
			CHECK	466.47
07/15/98	01		12:41 0001	3822

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0462708
IDENTIF. & REFERENCE
98 JUL 15 P1:12:39
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1319521