STATE OF TENNESSEE
COUNTY OF Davidson
7674-M

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 98

Notary Public Mark A. Ellmore, Jr.

MY COMMISSION EXPIRES: 1/20/99

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, TN 37211

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ross D. Edwards		104-11A-42co
(NAME)	(NAME)	
218 Fairfax Avenue	SAME	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37212		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

For and in 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, Alfred A. Reeves and wife, Krisna Reeves

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Ross D. Edwards and wife, Suzanne K. Edwards

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:

Unit No. C-10, Parcel No. 42, in a horizontal property regime, which is located on the Plan of Villager West Condominium, of record in Book 5210, page 174, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Alfred A. Reeves and wife, Krisna Reeves by deed from Joanne Burton, filed of record in Book 5877, page 369, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

0463096
IDENTIF. ↑ REFERENCE

98 JUL 16 AM 10:25
FILED FOR RECORD AND RECORDED IN OFFICE
DAVIDSON COUNTY, TN.

This is improved property known as 2134 Fairfax Avenue, Nashville, TN 37212

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 their hands this 30th day of June, 19 98.

Alfred A. Reeves

Krisna Reeves

7674-M

BOOK 11022 PAGE 852

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named

Alfred A. Reeves and wife, Krisna Reeves

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 instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 30th day of June, 1998.

My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

NOTARY PUBLIC AT LARGE

4253 07/15 0101 03CHECK 177.50

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

RECEIVED OF _____

FOR _____

BOOK 11022 PAGE 853

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 45000.00
CON TX 166.50
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 177.50
CHECK 177.50

07/16/98 01 10:28 0001 4253

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0463096
IDENTIF. & REFERENCE

98 JUL 16 AM 10:26

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1319944