WARRANTY DEED

BOOK 11265 PAGE 294

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $170,000.00

Gretchen Napier Foster
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12/18/98

JENNIFER DUNLAP NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

Jennifer Dunlap
Notary Public

MY COMMISSION EXPIRES: December 9, 2002 (AFFIX SEAL) 5/27/2001

THIS INSTRUMENT WAS PREPARED BY
, 3401 West End Avenue, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gretchen Napier Foster	First Union Mortgage Corporation	116-03-0 F019.00
(NAME)	(NAME)	
218 West Chase Drive	1100 Corporate Center Drive	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Raleigh, NC 27607-5066	
(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, Larry G Maxwell, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gretchen Napier Foster, 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 218 on the Plan of Phase I Westchase Condominium Apartments of record in Plat Book 5200, page 578, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Westchase Condominium, a horizontal property regimene established by Master Deed and Bylaws of record in Book 6097, page 266, amended in Book 6112, page 677, Book 6341, page 380 and Book 6866, page 362 said Register's Office.

Being the same property conveyed to Larry G. Maxwell, unmarried, by deed from Douglas Russ Deloit and wife Ann A. Deloit in Deed Book 10400 page 644, Register's Office for said County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 218 Westchase, Nashville, TN 37205
(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.

0528767
IDENTIF. ↑ REFERENCE

98 DEC 23 AM 10:01
DAVIDSON COUNTY, TN.

MAIL ENV.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Witness my/our hand(s) this 18th day of December, 1998.

Larry G Maxwell

BOOK 11265 PAGE 295

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 18th day of December, 1998, before me personally appeared, Larry G. Maxwell, unmarried, to me known to be the person described in and who executed the foregoing instrument, and who acksowledged the execution of the same to be their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 18th day of December, 1998.

Commission expires: December 9, 2002

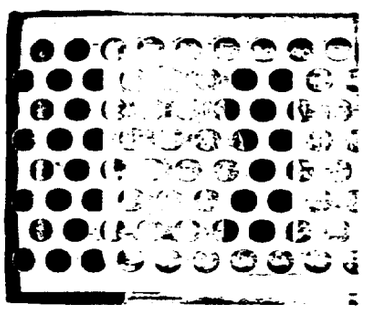
George R. Woods
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

4295 12/23 0101 03CHECK $40.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 11265 PAGE 296

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

CHRT

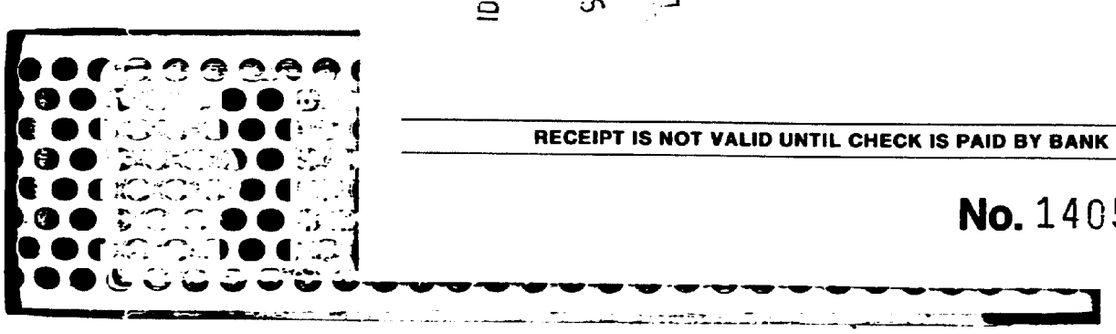
	170000.00
CON TX	629.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	640.00
CHECK	640.00

12/23/98 01 09:58 0001 4255

0528767
IDENTIF. # REFERENCE

SS DEC 23 AM 10:01

DAVIDSON COUNTY, TENN.



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1405824