

My Commission Expires SEPT. 23, 2000

BOOK 11272 PAGE 71

STATE OF TENNESSEE 9469
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,500.00

Jillian C. Waters
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 19 98.

Notary Public

MY COMMISSION EXPIRES: _____

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 51 Century Blvd., #110, Nashville, TN 37214

NAME AND ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jillian C. Waters	Regional Investment Co. d/b/a RIC ~~Mortgage Company~~	
(NAME)	(NAME)	
21 Vaughns Gap Road	9221 Ward Parkway, Ste. 300	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37205	Kansas City, MO 64114	
(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, James S. Higgins, ~~a~~unmarried to Candace Higgins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jillian C. Waters, a single person

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 No. 58, together with the appurtenant interest in the common elements of Belle Meade Highlands Condominium, a horizontal property regime established by Master Deed and By-Laws, of record in Book 7091, Page 302, Register's Office for Davidson County, Tennesee, said Unit being depicted on the Condominium Site Plan attached as Exhibit A-2 to aforementioned Master Deed

BEING the same property conveyed to James S. Higgins, unmarried by deed from Albert H. Johnson, single, filed of record in Book 9973, page 888, Register's Office for Davidson County, Tennessee.

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

Candace Higgins and Candace Parsons Higgins are one and the same person.

This is improved property known as 21 Vaughns Gap Rd., #101, Nashville, TN 37205

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 his hand this 18th day of December, 19 98.

James S. Higgins by Candace Higgins

James S. Higgins

Candace Higgins

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

~~James S. Higgins unmarried~~ Candace Higgins

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 Nashville, Tennessee, this 18th day of December, 1998.

My commission expires _____

A. D. WRIGHT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 23, 2000

Notary Public

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

I, the undersigned, Notary Public, do herety certify that Candace Higgins, Attorney In Fact for James S. Higgins, personally appeared before me this date, and being duly sworn, says that she executed the foregoing instrument for and on behalf of JAMES S. HIGGINS, and that her authority to execute and acknowledge is contained in a Power of Attorney, recorded simultaneously herewith, and that this instrument was executed under and by virtue of authority duly given by said instrument and for teh purposes ~~d~~perssed therein.

Witness my hand and notairal seal this 18th day of December, 1998.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN.

My Commission Expires SEPT. 23, 2000

Notary Public

6045 12/30 0101 03[illegible] $71.50

98 DEC 30 AM 9:17

DAVIDSON COUNTY, TN.

0530403

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE	COMPUTER FEE	PRFEE	PROBATE FEE

0530403

IDENTIFICATION REFERENCE

98 DEC 30 AM 9:17

REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1403357