File Box 12
CMH

0533264

IDENTIF. # REFERENCE

BOOK 11284 PAGE 78

99 JAN -5 PM 4:02

[illegible] REGISTER
DAVIDSON COUNTY, TN.

FROM: WENTWORTH CALDWELL, JR.

TO: M. ASHLEY CALDWELL

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
M. Ashley Caldwell	SAME	Map 104-9-C
3803 West End Ave., #1		Parcel 1
Nashville, Tn. 37205		

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, a Professional Limited Liability Company, 511 Union Street, Suite 2100, Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $104,001.96.

M. Ashley Caldwell
Affiant

Subscribed and sworn to before me, this the 31st day of December, 1998.

Kanette Z. Rainer
NOTARY PUBLIC

My Comm. Expires: 9/18/99

NOTARY PUBLIC STATE OF TENNESSEE

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, I, Wentworth Caldwell, Jr., hereinafter referred to as "GRANTOR", have bargained and sold, and by these presents do transfer and convey unto M. Ashley Caldwell, hereinafter called "GRANTEE", her heirs and assigns, an undivided 0.74844 fractional share of his right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit "1" on the Plan of Gladstone Condominiums, of record in Book 5200, page 543, as corrected in Book 6150, page 778, said Register's Office, which plan and record thereof are incorporated herein and made a part hereof by reference, consisting of the condominium apartment on the westerly side of the first floor, the carport and storage area, all bearing the same number, such as shown and defined on Lot No. 165 of the Site Plan entitled Gladstone Condominiums, of record in Book 5200, page 543, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Wentworth Caldwell, Jr., by deed from Gayle A. Hamilton, an unmarried person, of record in Book 9216, page 167, Register's Office for said County.

The above described property is not the usual place of residence of the Grantor.

The above described property is conveyed subject to the following:

1. Terms, conditions, easements, rights and liens as set forth in the Master Deed of Gladstone Condominiums, and the By-Laws appended thereto, of record in Book 6068, page 473 and Book 6077, page 947, said Register's Office.

2. All matters as shown on the Plan of record in Book 5200, page 543, as corrected in Book 6150, page 778, said Register's Office.

3. Tennessee Conservation Easement of record in Book 6206, page 101, said Register's Office.

4. Rights of others in and to the common elements.

This is improved property known as 3803 West End Avenue, #1, Nashville, Tennessee 37205.

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

409182.01

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, her heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that he is lawfully seized 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; and GRANTOR does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 31st day of December, 1998.

Wentworth Caldwell, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wentworth Caldwell, Jr., the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 31st day of December, 1998.

NOTARY PUBLIC

My Commission Expires: 2/15/99

409182.01

9056 01/05 0101 03CHECK 395.80

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 11284 PAGE 80

RECEIVED OF _____

FOR _____

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

MAMT 104001.96
ERR CO
MAMT 104001.96-
CAMT 104004.96
CON TX 384.80
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 395.80
CHECK 395.80

01/05/99 01 16:00 0001 9056

0533264
IDENTIF. # REFERENCE

99 JAN -5 PM 4:02
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1408443