99-1-40-Q

File Box 19B

WARRANTY DEED

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 150,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January 19 99

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JACOB MAY	"New Owner"	MAP 103-16-0-A
(NAME)	(NAME)	
3901 West End Avenue, Unit 806		PARCEL 060CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		F.B.#: 26W-09306
(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, JEWISH FEDERATION OF NASHVILLE AND MIDDLE TENNESSEE, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JACOB MAY

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. 806 of Rokeby, a Condominium or horizontal property regime established by Master Deed of record in Book 4829, Page 138, Register's Office for Davidson County, Tennessee, as amended in Book 4983, Page 98, Book 5096, Page 409, Book 7399, Page 814 and Book 9828, Page 213, said Register's Office; and shown on a "2nd Revised Plan" of record in Book 5050, Page 16, said Register's Office. The siad Unit is more fully depicted on the Plan of the 8th Floor of Rokeby of record in Book 5060, Page 157, said Register's Office.

TOGETHER with each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said master Deed and By-Laws, including without limitation such Unit's undivided percentage interest in the land and common elements, and its interest in any appurtenant limited common elements shown on the said Plan of record in Book 5060, Page 157, said Register's Office. Parking Space No. 16 shown on the said "2nd Revised Plan" of record in Book 5050, Page 16, said Register's Office, is expressly assigned as a limited common element to said Unit.

BEING the same property conveyed to Peggy Tohrner, by Deed from Frances Oman, a widow, of record in Book 6964, Page 656, Register's Office for Davidson County, Tennessee. The said Peggy Tohrner having since died. The said property was devised to the Jewish Senior Residence by the Last Will and

CONTINUED

unimproved ( )
This is improved (X) property, known as 3901 West End Avenue, Unit 806, 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.

Witness my hand this 21st day of January 1999

JEWISH FEDERATION OF NASHVILLE AND MIDDLE TENNESSEE, INC.

By: Charlotte D. Sidoff

Legal Continued from Page 1

Testament of Peggy Tohrner of record in Will Book 220, Page 637 and File No. 98P-759, in the Probate Clerk's Office for said County. By Order of the Probate Court for Davidson County, Tennessee at Nashville entered on December 16, 1998 the name of the Devisee was changed from Jewish Senior Residence to its correct legal name of Jewish Federation of Nashville and Middle Tennessee, Inc.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared CHARLOTTE D. SELOFF, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon her oath, acknowledged herself to be the Endowment Fund Director, of the Jewish Federation of Nashville and Middle Tennessee, Inc., the within named bargainor, a corporation, and that she as such Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as such Officer.

Witness my hand and official seal at NASHVILLE, Tennessee, this 21st day of January, 1999.

My Commission Expires: 1/24/99

Notary Public

PETER WEISS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

0540970
IDENTIF. ↑ REFERENCE

99 JAN 26 PM 12:59

DAVIDSON COUNTY, TN.

7252 01/26 0101 03CHECK 567.85

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11311 PAGE 748

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

CAMT 150500.00
CON TX 556.85
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 567.85
CHECK 567.85

01/26/99 01 12:58 0001 7252

0540970
IDENTIF. # REFERENCE

99 JAN 26 PM 12:59

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1416656