FILE NO. 37971
FILE BOX "7"

FORM NO WD 1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 115,000

Anna Frances Faircloth
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF May 1999

Notary Public

MY COMMISSION EXPIRES 9/28/2002
AFFIX SEAL

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT 28 2002

BOOK 11506 PG. 689

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANNA F. FAIRCLOTH	S A M E	117-7-J-16
(NAME) 2045 Lombardy Avenue		7DA 92595
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37215	(STREET ADDRESS)	
(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 J. LYNCH REYNOLDS and JOHN W. REYNOLDS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANNA F. FAIRCLOTH, single

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 2045, Kingsbridge Condominiums, together with the limited common elements and common elements established by the Master Deed of record in Book 7105, page 777, amended in Book 7457, page 15, and By-laws of record in Book 7105, page 804, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

BEING the same property conveyed to J. Lynch Reynolds and John W. Reynolds, by deed from Robert S. Bubis and wife, Kathryn L. Bubis of record in Book 9724, page 609, Register's Office for Davidson County, Tennessee.

THE PROPERTY CONVEYED HEREWITH IS INVESTMENT PROPERTY AND HAS NEVER BEEN THE RESIDENCE OF THE GRANTORS OR ANY SPOUSE THEREOF.

The property is conveyed subject to all matters of record.

This is improved X property, known as 2045 Lombardy Avenue, Nashville, Tennessee 37215
(unimproved / improved) (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 our hands this 26th day of May, 1999.

J. LYNCH REYNOLDS

JOHN W. REYNOLDS

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named J. LYNCH REYNOLDS

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of May 19 99.

Commission Expires 11/30/02

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

BOOK 11506 PG. 639

WARRANTY DEED

FROM

TO

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

99 JUN-2 PM 12:37

REGISTER
DAVIDSON COUNTY, TN

0594465

IDENTIFICATION & REFERENCE

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 JOHN W. REYNOLDS, the bargainor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of May, 1999.

0101 RECORDING FEE CHECK 436.50

NOTARY PUBLIC

My Commission Expires: 11/30/02

STATE OF TENNESSEE
LARGE

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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

0594465

IDENTIFICATION REFERENCE

99 JUN -2 PM 12:37

BILL GARRETT
REGISTER
DAVIDSON COUNTY, TN.

BOOK 11506 PG. 691

	CAMT
	115000.00
CON TX	425.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	436.50
CHECK	436.50

06/02/99 01 12:41 0001 3998

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1468523