THIS INSTRUMENT WAS PREPARED BY BOOK 4889 PAGE 996

ALAN L. SATURN, Esquire, 26th Floor, First American Center, Nashville, Tenn. 3723

NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NO.
LELAND G. SWIFT (Name)	HAMILTON MORTGAGE CORPORATION (Name)	MAP 162-16A
11 Hickory Court Mill Creek Condominiums (Street Address or Route Number)	6065 Roswell Road, N.E. Suite 135 (Street Address)	PARC: 54
Antioch, Tennessee 37013 (City) (State) (P.O.Zip)	Atlanta, Georgia 30328 (City) (State) (Zip)	

CONDOMINIUM UNIT WARRANTY DEED

FOR AND IN CONSIDERATION of the Sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, EARTH SERVICES OF NASHVILLE, INC., an Ohio Corporation, licensed to do business in the State of Tennessee, hereinafter called the grantor, has bargained and sold, and by these presents does transfer and convey unto LELAND G. SWIFT, a single man, hereinafter called the grantees, their heirs, successors and assigns, a certain condominium unit, located in Davidson County, State of Tennessee, shown on the Plan of Mill Creek Club, Phase I, Section I, as of record in Book 4860, page 11, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Being Unit No. 11, in Building No. 11, shown on said plan, and being known as 11 Hickory Court, Mill Creek Condominium, Antioch, Tennessee 37013, and being further described as Map No. 162-16A, Parcel 54, together with each and all of the rights and appurtenances thereunto belonging, including such unit's undivided percentage interest in the land and general common elements, as fully described and set forth in a Master Deed, recorded in Book 4887, page 961, of the Register's Office for Davidson County, Tennessee to which reference is hereby made. The easements, restrictive covenants, conditions and regulations opposed upon and relating to the property, co-owners and tenants of Mill Creek Club Condominium, Phase I, Section I, contained in the Master Deed and the By-laws appended thereto, recorded in Book 4887, page 961, of the Register's Office of Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. The Declaration of Covenants and Restrictions for Mill Creek Club, Inc., recorded in Book 4792, page 725, and containing certain covenants and restrictions for the development of the entire project, are included in this Deed by reference and made a part hereof the same as though copied herein.

Being part of the property conveyed to Earth Services of Nashville, Inc., by deed from Albar Building Industries of record in Book 4707, page 931, Register's Office for Davidson County, Tennessee.

This is improved property known as Unit No. 11, Hickory Court, Mill Creek Condominium, Antioch, Tennessee 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with 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 unit 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 unit to the said grantees, their heirs and assigns, against the lawful claims of all persons whosoever. 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 its hand this 7th day of February, 1975.

EARTH SERVICES OF NASHVILLE, INC.

By: _____
Robert Priest, Vice President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 4889 PAGE 997

Before me, ALAN D. MAZER, a Notary Public within and for the State and County aforesaid, personally appeared ROBERT PRIEST, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Vice President respectively of the EARTH SERVICES OF NASHVILLE, INC., the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said ROBERT PRIEST as such Vice President.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 7th day of February, 1975.

C87850

IDENTIF. REFERENCE T

FEB 18 10 12 AM '75
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Notary Public

ALAN D. MAZER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 10/28/78

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FEB 18 75	CONV	34,900:00			
FEB 18 75	S'TAX		A*	90.74	
FEB 18 75	PR'FEE		A*	.50	
FEB 18 75	W'DEED		A*	4.00	* 95.24

The actual consideration or value whichever is greater, for this transfer is $ 34,900.00.

Affiant

Subscribed and sworn to before me, this the 7th day of February, 1975.

Notary Public

ALAN D. MAZER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 10/28/78

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