ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
RICHARD C. KIELL	FIDELITY FEDERAL SAVINGS & LOAN ASSN.	131-02-A-20
(NAME) #E-1, 2116 Hobbs Road	(NAME) 401 Union Street	7DA-79130
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37215	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5748 PAGE 882

For and in consideration of the sum of ----------Ten and no/100 ($10.00)---------- DOLLARS

cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we,

CLURE L. WINFREE and wife, CAROL B. WINFREE,

hereinafter called the GRANTORS,

have bargained and sold, and by these presents do transfer and convey unto the said RICHARD C. KIELL

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. E-1, on the Plan of Hobbs House Condominiums, of record in Book 4595, page 74, as amended at Book 5200, page 54, said Register's Office; and by Master Deed of record in Book 5289, page 515, said Register's Office, to which reference is hereby made for a more specific and complete description of said unit.

Being all the same property conveyed to Clure L. Winfree and wife, Virginia F. Winfree by deed from Andrews Properties, Inc., A Tennessee Corporation, of record in Book 5402, page 105, Register's Office for Davidson County, Tennessee, the said Winfrees having since divorced (No. 98273, Second Circuit Court of Davidson County, Tennessee), and by decree of record in Book 5722, page 703, RODC, Clure L. Winfree acquired sole title rights, and is joined herein by his present wife.

The premises herein described is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Hobbs House Condominium Apartments of record in Book 5289, page 515, as amended at Book 5292, page 958 and Book 5293, page 612, all of record in the Register's Office for Davidson County, Tennessee.

As part of the consideration for this transfer, the Grantee agrees to assume and pay the unpaid balance of a certain note in the original principal amount of $37,900.00 secured and evidenced by Deed of Trust of record in Book 5402, page 108, Register's Office for*

This is (unimproved ( ) (X) property, known as (House Number) Unit E-1, Hobbs House Condominiums, 2116 Hobbs Road, Nashville, Tennessee 37215 (Street) (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 22nd day of May, 19 81

CLURE L. WINFREE

CAROL B. WINFREE

STATE OF TENNESSEE

COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CLURE L. WINFREE and wife, CAROL B. WINFREE

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of May, 19 81.

My commission expires 10-21-84 Notary Public

STATE OF TENNESSEE

COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 45,390.10

This is equal to or greater than the property would bring at a fair and voluntary sale.

/s/ Richard C. Kell

Sworn to and subscribed before me this 22nd day of May, 19 81.

My commission expires 10-21-84 Notary Public

This instrument was prepared by:

Marbut Glenn Gaston, Jr., Attorney at Law, 2211 Crestmoor Road, Nashville, TN 37215

Name Address

*Davidson County, Tennessee, in favor of Fidelity Federal Savings & Loan Association, and further that all title and interest in the escrow account and insurance policy held in connection with aforesaid note and Deed of Trust is transferred and conveyed to the Grantees.

64316

RECEIVED FOR RECORD DAVIDSON COUNTY, TENN.
MAY 26 11 01 AM '81
FELIX Z. MILLSAPS REGISTER

IDENTIF REFERENCE

File Box 19

Pioneer National Title Insurance Company
Public Square Building
514 4th Avenue North
NASHVILLE, TENNESSEE 37219

RUSH

WARRANTY DEED

FROM CLURE L. WINFREE and wife, CAROL B. WINFREE

TO RICHARD C. KELL

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5748 PAGE 884

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		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

45391.00- CO
118.04 CO TX
.50 PRFE
6.00 MOR. T
CHECK 124.54-
7422 A05/26/81 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6431.66

IDENTIF. REFERENCE

MAY 26 11 01 AM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 823644