Prepared By:
Barry W. Bedford, Attorney
Suite 301, Realtors Bldg.
306 Gay Street
Nashville, TN 37201

Address New Owner(s):
Victor Braren, et ux
Unit 2, Lindsley Square
Nashville, TN 37203

Send Tax Bills To:
SAME

Map and Parcel No.
Part of 92-11-298
Field Book No.

BOOK 6214 PAGE 627

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, LINDSLEY SQUARE DEVELOPERS, a Tennessee joint venture composed of Mark McDonald, Steve Fridrich and John T. Rochford, III, (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to Victor Braren and wife, Nancy H. Braren(the Grantees") their heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

Unit No. 2 in the Lindsley Square Condominium, a Horizontal Property Regime, located at 329 21st Avenue North, Nashville, Davidson County, Tennessee, as shown on the plat of Lindsley Square Condominium, of record in Book 5200, page 542, Register's Office for Davidson County, Tennessee, and described in a Master Deed, of record in Book 6075, page 974, Register's Office for Davidson County, Tennessee, to which reference is here made. This property is subject to the easements, restrictive covenants, conditions, regulations, liens and other matters imposed upon and relating to the property contained in the Master Deed of record as aforesaid, and the By-Laws of the Lindsley Square Condominium Association attached to the Master Deed as Exhibit "B", and recorded in Book 6075, page 991, Register's Office for Davidson County, Tennessee.

BEING part of the same property conveyed to the Grantor by deed from Steve Fridrich and Mark McDonald, of record in book 5962, page 671, Register's Office

Pro-ration of 1984 property taxes as of the date of this instrument is to be made at such time as property taxes are separately assessed against the property conveyed, and is to be based upon such separate assessment.

This is improved property known generally as Unit 2, Lindsley Square Condominium, 329 Twenty-First Avenue, North, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their heirs, successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, and a good right to convey it, and that the same is unemcumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 13 day of JANUARY, 1984.

LINDSLEY SQUARE DEVELOPERS, a Tennessee joint venture.

By: Mark McDonald

By: Steve Fridrich

01/16 399.70- CHECK

6409

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 6214 PAGE 628

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Mark McDonald and Steve Fridrich, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be joint venturers of Lindsley Square Developers, the within named bargainor, a joint venture, and that they as such joint venturers, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing the name of the joint venture by themselves as joint venturers.

Witness my hand and seal, at office in Nashville, Tennessee, this 13 day of January, 1984.

Merrie Simpson
NOTARY PUBLIC

My Commission Expires: 7-18-87

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $147,000.

Judith Barnes
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 13 DAY OF January, 1984.

Merrie Simpson
NOTARY PUBLIC

My Commission Expires: 7-18-87

H97660

IDENTIF. REFERENCE

JAN 16 11 20 AM '84

REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6214 PAGE 629

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
			147000.00- CAMT.	
			382.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	388.70-
6409A01/16/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 7.6 6 0

IDENTIF. REFERENCE

JAN 16 11 20 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 6829