FORM NO. WD-1

~~File Box 9~~

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,096.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF September, 1984

Notary Public

MY COMMISSION EXPIRES: 11-4-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN V. ADAMS, ATTORNEY
3813 Cleghorn Ave. - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kurt J. Steckel et al (NAME)	Mortgage Corporation Of The South (NAME)	Map 136-10A
3410 Dorriswood Ct. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 10726 (STREET ADDRESS)	Parcel 35
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35202 (CITY) (STATE) (ZIP)	2D 61426

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, Jimmy Richards and wife, Debra A. Richards, formerly Debra A. Derby

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kurt J. Steckel and Kevin Delaney

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 14 on the plan of Condominium Site Plan Lots 11-14, 57-62, Section Three, Priest Lake Forest, of record in Book 5800 at page 263, Register's Office for said County, which plan is incorporated herein and made a part hereof by this reference thereto.

Being the same property conveyed to Jimmy Richards and Debra A. Derby by deed from Patricia S. Cary, d/b/a PSC Properties and husband James E. Cary of record in Book 6292 at page 50, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (a) property taxes for 1984 which have been prorated and for which Grantees will be responsible; (b) Master Deed and By-Laws which contain restrictive covenants and other matters of record in Book 5931 at page 645, Book 6021 at page 99, Book 6123 at page 176 and Book 6124 at page 956, all in said Register's Office and (c) the matters shown on said plan.

As part of the consideration for this conveyance Grantees assume and agree to pay the indebtedness evidenced by the note to which reference is made in the deed of trust recorded in Book 6197 at page 42 in said Register's Office according to the terms thereof, and Grantors hereby assign to Grantees the escrow account in connection therewith.

This is unimproved ( ) improved (X) property, known as 2841 Lake Forest Drive, Nashville, Tennessee
(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 28 day of September, 1984

Jimmy Richards

Debra A. Richards

10/31 12:35 CHECK

4865

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jimmy Richards and wife, Debra A. Richards, formerly Debra A. Derby

the bargainors, 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 28th day of September, 1984

Commission expires 11-24-84

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Jimmy Richards and wife,

TO
Debra A. Richards

Kurt J. Steckel and
Kevin Delaney

IDENTIF. REFERENCE

I 53302

Oct 1 12 51 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Prepared By:
JOHN V. ADAMS, ATTORNEY
3813 Cleghorn Ave.
Nashville, Tennessee 37215

File Box 9

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____ BOOK 5393 PAGE 414

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

56096.00- CAMT.
145.86 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 152.36-
4865A 10/01/84 BAL .00.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

153302

IDENTIF. REFERENCE

Oct 1 12 51 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0072974