FORM NO. WB-1

This instrument prepared from information furnished by parties

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF March 1985

Notary Public

MY COMMISSION EXPIRES: 4/21/85

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
R T C Investment (NAME)	Lincoln Service Corporation (NAME)	Map 108-8
2201 - C, Murfreesboro Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 989 (STREET ADDRESS)	Par. Nos. 21 & 37 3D-87232-3D-86560
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Owensboro, KY 42302-0989 (CITY) (STATE) (ZIP)	Par. 108-12-A Par 47 3D-87237

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, H. Maxine Sullivan, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO R T C Investment, a partnership composed of Ralph Stevens, Terry Stevens and Cathy Parrish

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:

TRACT I -1320 Quail Valley Road
BEING Lot No. 29 Unit No. 47 on the Plan of Quail Valley, Section 4, Phase 7, of record in Book 5200, page 522, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to H. Maxine Sullivan by deed from TennReal Inc. of record in Book 6433, page 690, Register's Office for Davidson County, Tennessee.

TRACT II - 1401 Quail Road
BEING Lot No. 69, Unit No. 37 on the Plan of Quail Valley, Section 3, Phase V, of record in Book 5200, page 435, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to H. Maxine Sullivan by deed from Paul E. Johnson, unmarried of record in Book 6447, page 136, Register's Office for Davidson County, Tennessee.

TRACT III - 1316 Quail Valley Road

BEING Lot No. 28, Unit No. 21 on the Plan of Quail Valley, Section 3, Phase VI, of record in Book 5800, page 128, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to H. Maxine Sullivan by deed from Paul E. Johnson, unmarried of record in Book 6447, page 143, Register's Office for Davidson County, Tennessee.

Grantees hereby assume and agree to pay the mortgage held by Lincoln Service Corporation of record in Book 6433, page 693, (Tract I), Book 6447, page 139 (Tract II) and Book 6447, page 146 (Tract III), said Register's Office. The escrow account and insurance to be transferred to Grantee.

Continued on back**

This is unimproved ( ) improved (X) property, known as 1316 and 1320 Quail Valley Road, 1401 Quail Run Nashville, TN 37214
(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 my hand this 25th day of March, 1985

H. Maxine Sullivan

1961

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 H. Maxine Sullivan

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of March 19 85

Commission expires 4/21/85

Grace W. Floyd
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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) 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 H. Maxine Sullivan

TO R T C Investment

IDENTIF. REFERENCE

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
MAR 28 9 43 AM '85
197142

File Box 24

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

** The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 64-2701 et.seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-laws for the administration thereof; to easements, rights and interests 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 buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Quail Valley, of record in Book 5884, page 534, and as amended in Book 6081, page 130, (Tract I) Book 5931, page 508, (Tract II) and Book 5970, page 828 (Tract III), Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

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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

165000.00- CAMT.
429.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 435.50-
1961A03/26/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 1 7 4 2

IDENTIF. REFERENCE

MAR 26 9 44 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 119054