Box 24

FORM S.O. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$52,560.75

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April 19 85

Notary Public

MY COMMISSION EXPIRES: 4/19/87

(AFFIX SEAL)

BOOK 6545 PAGE 703

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Emmett E. Clifford, Jr. (NAME)	Lincoln Service Corporation (NAME)	Map 108-8
270 Tampa Drive, Apt G-3 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 989 (STREET ADDRESS)	Par. No. 37
Nashville, TN 37211 (CITY) (STATE) (P O ZIP)	Owensboro, KY 42302-0989 (CITY) (STATE) (ZIP)	3D-86550

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, R T C Investment, a partnership composed of Ralph Stevens, Terry Stevens and Cathy Parrish

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Emmett E. Clifford, Jr. and wife, Judy A. Clifford

HEREINAFTEF 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:

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 R T C Investments, a partnership composed of Ralph Stevens, Terry Stevens and Cathy Parrish by deed from H. Maxine Sullivan of record in Book 6518, page 371, 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 6447, apge 139, said Register's Office. The escrow account and insurance to be transferred to Grantee.

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 Book5884, page 534 and as amended in Book 5931, page 508, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 1401 Quail Run Nashville, TN 37217
(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 30th day of April, 19 85

R T C Investment, a partnership
By:
Terry Stevens

233

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6545 PAGE 704

Before me, the undersigned, of the State and County aforesaid, personally appeared Terry Stevens, with whom I am personally acquainted, and who, upon oath, acknowledged him self to be a partner of R T C Investment, a partnership, the within named bargainor, a partnership, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by self, as partner. Witness my hand and seal this the 30th day of April 1985.

My comm. expires: 4/19/87 Cynthia L. O'Neal
Notary Public

NOTARY PUBLIC AT LARGE

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) (themselves) (himself) acknowledged to be the _____ and_____ respectively of the_____ the within named bargainor, a corporation, and that (he) as such _____ and_____ (they), 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

TO

J0082'0

IDENTIF. REFERENCE

MAY 1 9 54 AM '85

REGISTER
DAVIDSON COUNTY, TN

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

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

52560.75- CONT.
136.75 CSTAX
.50 PRFEE
6.00 WDE'D
CHECK 143.85-
3233A05/01/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J008210

IDENTIF. REFERENCE

MAY 1 9 54 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 130039