BOOK 6606 PAGE 351

WARRANTY DEED

FROM: EARL W. WENDELL AND WIFE,
JANICE W. WENDELL

TO: BATSON-BELLEBROOK ASSOCIATES,
A joint Venture composed of
UNION FINANCIAL CORP. and
FRANK BATSON QUALITY HOMES, INC.

This Instrument Prepared by:
Joe Saperstein, Attorney
Suite 115, Cavalier Bldg.
95 White Bridge Rd.
Nashville, TN 37205

Address New Owner(s)
as Follows:

Batson-Bellebrook Associates
c/o Union Financial Corporation
230 Fourth Avenue, North
Nashville, TN 37219

Send Tax Bills To: SAME

Map-Parcel Numbers

130-8B-7

Field Book Numbers

7 DA 45496

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $275,000.00.

Affiant

SUBSCRIBED AND SWORN TO before me, this the 24th day of July, 1985.

Notary Public

My Commission Expires:

Apr. 19, 1987

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Earl W. Wendell, et ux Janice W. Wendell as Grantors have bargained and sold, and by these presents do transfer and convey unto Batson-Bellebrook Associates, a joint venture composed of Union Financial Corporation and Frank Batson Quality Homes, Inc., Grantees, its representatives, successors, 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, Lot No. 1 on the Plan of Charleston Place Condominium Site Plan, of record in Book 5200, Page 593, Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference.

Together with an undivided interest in and to the general and/or restricted common areas and facilities of Charleston Place Condominium Site Plan, as said areas are set forth and defined in Master Deed and By-Laws of record in Book 5965, Page 880, as amended in Book 6071, Page 499, and made applicable by supplemental declaration in Book 6122, Page 319, all in the Register's Office for said County.

The property herein conveyed is subject to easements, restrictions, liens and other matters as set forth in the Master Deed and By-Laws of record in Book 5965, Page 880; Book 6071, Page 499, and Book 6122, Page 319 all in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantors by deed from Janice W. Wendell, of record in Book 6509, Page 515, Register's Office for Davidson County, Tennessee.

This is improved property, known as Unit 14, Charleston Place, 4400 Charleston Place Circle, Nashville, Tennessee, 37205.

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 successors, assigns, and representatives forever.

And Grantors covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except for 1985 taxes which are prorated and to all of the provisions, conditions, restrictions, burdens and undertakings contained in the said Plan, Master Deed and By-Laws, all of which the Grantees do assume and agree to observe and perform, including, but not limited to, the payment of assessments.

And Grantors do further covenant and bind themselves, their heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantees their representatives, successors and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 12 day of July, 1985.

Earl W. Wendell
EARL W. WENDELL

Janice W. Wendell
JANICE W. WENDELL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Joe Saperstein, a Notary Public for the aforesaid County and State, Earl W. Wendell and Janice W. Wendell, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand, at office, this 12 day of July, 1985.

Joe Saperstein
Notary Public

JOE SAPERSTEIN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires

11-1-87

J 20 7 3 7

IDENTIF. REFERENCE

JUL 15 2 01 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

275000.00- CONT.
715.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 721.50-
7749A07/15/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 0 7 3 7

IDENTIF. REFERENCE

JUL 15 2 01 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 153952