WARRANTY DEED

BOOK 6760 PAGE 965

FROM: Shearon Irvin Moore, Grantor
TO: John Scales Irvin, Grantee

This instrument was prepared by:
William B. Drescher
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

Address New Owner(s) as Follows:

5719 Brentwood Trace
Brentwood, Tennessee 37027

Send Tax Bills To: same

Map-Parcel Numbers
160-14B-19

Field Book Numbers
6DU79036

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Forty-Five Thonsand Three Hundred Thirty Four Dollars ($ 45,334.00).

John Scales Irvin
Affiant

SUBSCRIBED AND SWORN TO before me, this the 24th day of January, 1984.

Teresa F. Gorman
Notary Public

My Commission Expires: 2/17/87

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, Shearon Irvin Moore, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said John Scales Irvin, Grantee, their heirs, 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, State of Tennessee, described as follows, to-wit:

Unit No. 5719, in Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Trace Condominiums, recorded in Book 5200, page 219, amended in Book 5200, page 230, and Book 5200, page

01/13 130.20- CHECK

8186

261, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5524, page 415, Register's Office for Davidson County, Tennessee, to which reference is here made.

Being the same property conveyed to Shearon Lee Irvin by deed from Haury & Smith Contractors, Inc. of record in Book 5548, page 7, Register's Office for Davidson County, Tennessee.

This is improved property, known as 5719 Brentwood Trace.

This conveyance is expressly made subject to those Permitted Title Exceptions set out in Exhibit A hereto.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs, successors, and assigns, forever.

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantor does further covenant and bind Grantor, her heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, their heirs, successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Harold William Moore III executes this deed and enters into this conveyance for the sole and limited purpose of conveying such interest as he may have, if any, in and to the above-described property arising out of, derived from or in any manner related to his marriage to Shearon Irvin Moore, but without joining in any of the warranties and representations herein made by the Grantor.

This conveyance is made for the purpose of memorializing the sale of the above-described property to John Scales Irvin by the Grantor which occurred March 22, 1982.

Witness our hands this 6th day of January, 1986.

Shearon Irvin Moore
SHEARON IRVIN MOORE

Harold William Moore III
HAROLD WILLIAM MOORE III

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Deborah A. Hughes, a Notary Public of said County and State, SHEARON IRVIN MOORE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 7 day of January, 1986.

Deborah A. Hughes
Notary Public

My Commission Expires: 7-18-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Deborah A. Hughes, a Notary Public of said County and State, HAROLD WILLIAM MOORE III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 7 day of January, 1986.

Deborah A. Hughes
Notary Public

My Commission Expires: 7-18-87

0866W/1-2-86

EXHIBIT A

PERMITTED TITLE EXCEPTIONS

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1. 1985 real property taxes

2. All conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a horizontal property regime of Brentwood Trace Condominiums, as of record in Book 5524, page 415, as amended in Book 5545, page 510, and By-Laws of record in Book 5524, page 424, as amended in Book 5537, page 988, Register's Office for Davidson County, Tennessee.

3. Easement for ingress and egress, public utilities and drainage, created by instrument of record in Book 4831, page 125, said Register's Office, and as shown on the Plan of record in Book 5200, page 219 and Book 5200, page 230, said Register's Office.

4. The Plan of record in Book 5200, page 219, revised in Book 5200, page 230, and revised in Book 5200, page 261, said Register's Office, shows an owner's certificate, certain ingress and egress, and public utilities and drainage easements, sewer easements, water line easements, and a 45-foot easement for future widening of Old Hickory Boulevard, to which Plan reference is made for location and dimensions.

6 8 2 9 8

IDENTIFICATION REFERENCE

JAN 13 10 49 AM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

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

45334.00- CAMT.
117.78 CSTAX
.50 PRFEE
12.00 WDEED
CHECK 130.28-
51864D1/13/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68298

IDENTIF REFERENCE

JAN 13 10 49 AM '86

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 209957