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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Peggy B. Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 1986.

Alice E. Hickerson
Notary Public

MY COMMISSION EXPIRES: 07/17/88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

J. Murray Milliken (NAME) P.O. Box 158009, Nashville, Tn 37215 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peggy B. Turner (NAME)	Metropolitan Federal Saving &Loan (NAME)	104-12-B-102
2107 Fairfax Avenue Unit 102 (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue, North (STREET ADDRESS)	24W 67700
Nashville, Tn 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, Fairfax Development Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peggy B. Turner, unmarried

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:

Land in the First Civil District of Davidson County, Tennessee, being Unit #102, Phase I, of the revised Plan Ashley Place as of record in Book 6200, page 462, Register's Office of Davidson County, Tennessee.

Subject to the terms, provisions, covenants, conditions, easemants, rights, liens established be and contained in the Master Deed of Ashley Place Condominiums, a horizontal property regime, which is of record in Deed Book 6839, page 635, and corrected in Book 6864, page 85, Register's Office of Davidson County, Tennessee, including the plat recorded in Bock 6200, page 433, as revised in Book 6200, page 462, Register's Office of Davidson County, Tennessee, and the By-laws of Ashley Place Codominiums recorded in Book 6839, page 649, in the aforesaid Register's Office.

Being property bearing a street address of 2107 Fairfax Avenue, Nashville, Tennessee.

Being the same property conveyed to Fairfax Development Company by deed from J. Murray Milliken, Trustee, of record in Book 6623, page 701, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 2107 Fairfax Avenue, Unit 102, Nashville, Tn 37215 (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 his hand this 18th day of July, 1986

By: J. Murray Milliken

J. Murray Milliken PRESIDENT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared J. Murray Milliken and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Fairfax Development Company the within named bargainor, a corporation, and that (he) as such President 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 J. Murray Milliken as such President, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 18th day of JULY, 19 86

My commission expires 07/17/88

Jane E. Atkinson
Notary Public

WARRANTY DEED

FROM

Fairfax Development Company

Peggy B. Turner, unmarried

TO

22342

IDENTIFICATION REFERENCE

JUL 18 3 35 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

840[illegible].00- CKNT
235.[illegible] CSTAX
.50 PRFE
6.00 [illegible]
CHECK 241.70-
9390AC 7/18/86 DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22342

IDENTIFICATION REFERENCE

JUL 18 3 36 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 272720