BOOK 7059 PAGE 734

FORM NO. WD-1

3413
550844-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 79,900.00

Donna Parrish Steer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December 19 86.

Notary Public

MY COMMISSION EXPIRES: July 10, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna Parrish Steer (NAME)	Fidelity Federal Savings & Loan (NAME)	104-11-108
2155 Acklen Avenue, Unit #4 (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	24W-06190
Nashville, Tennessee 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, Charter Development Co., a Tennessee General Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna Parrish Steer and Edward Halloran, both unmarried, tenants in common

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 4 on the Plan of Chardonnay Condominiums, as shown as an Exhibit to the Master Deed as of record in Book 6789, page 522, said Register's Office, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Charter Development Co., a Tennessee general partnership by deed from Cumberland Development Group, Inc. as of record in Book 6633, page 871, said Register's Office and by deed from James R. Overby, unmarried, Robert B. Sneed, Jr., unmarried and William B. Young, a married individual as of record in Book 6632, page 816, and Book 6758, page 145, said Register's Office.

6977.0

IDENTIFICATION REFERENCE

Dec 4 2 51 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 2155 Acklen Avenue, Unit #4, Nashville, Tennessee 37212
(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 2nd day of December, 19 86

Charter Development Co.

By:

William B. Young

STATE OF Tennessee)
COUNTY OF Davidson)

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Personally appeared before me, The undersigned, a Notary Public, William B. Young, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the partner of Charter Development Co., a Tennessee General Partnership, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 2nd day of December, 1986.

Linda F Burnsed
Notary Public

My Commission expires: July 10, 1990

STATE OF _____)
COUNTY OF _____)

Personally appeared before me, _____, a Notary Public, _____, with whom I am personally acquainted, and who acknowledged that ____ executed the within instrument for the purposes therein contained, and who further acknowledged that ____ is the _____ of Charter Development Co., a Tennessee General Partnership, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of _____, 1986.

_____
Notary Public

My Commission expires: _____

WARRANTY DEED

FROM
Charter Development Co., a Tennessee General Partnership

TO
Donna Parrish Steer and Edward Halloran, both unmarried, tenants in common

Attorneys Title Compa
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF BOOK 7059 PAGE 786

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

7900 .' 0- CANT.
213.72 CST"X
.50 PRFF
6.00 WDE ?
CHECK 330.2"-
3430A12/04/86 SAL .75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.9.7.7.0.

IDENTIFICATION REFERENCE

DEC 4 2 51 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 19239