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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 $ 59,717.48

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 1987.

Notary Public

MY COMMISSION EXPIRES: 7-10-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Steve C. Norris, Attorney, One Church St., Suite 400, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Janie Phelan McGee (NAME)	The Lomas & Nettleton Company (NAME)	96-11A
414 Stewarts Ferry Pike (STREET ADDRESS OR ROUTE NUMBER)	2001 Bryan Tower (STREET ADDRESS),	par. 20
Nashville TN 37214 (CITY) (STATE) (P. O. ZIP)	Dallas TX 75201 (CITY) (STATE) (ZIP)	3DZ-85829

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, Pamela B. Galavin (Hall), and husband Gregory Hall, and Frank C. Batson, and wife Judy W. Batson.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Janie Phelan McGee

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:

Being Apartment Unit No. C-4 of Hickory Place Condominiums created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, from Frank C. Batson and wife, Judy W. Batson, of record in Book 6472, Page 435, and rerecorded in Book 6476, Page 663, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth said Master Deed. Reference is hereby made to the plat of Hickory Place Condominiums set forth as Exhibit "A" of said Master Deed, for a more complete identification and description of such Unit.

Being the same property conveyed to Pamela B. Galavin and Frank G. Batson and wife, Judy W. Batson, by deed from Frank C.. Batson and wife, Judy W. Batson, of record in Book 6596, page 111, Register's Office for Davidson County, Tennessee.

THE CONVEYANCE OF THE ABOVE PROPERTY IS MADE SUBJECT TO THE FOLLOWING:

1. All terms and provisions of the Master Deed of record in Book 6472, Page 435, and re-recorded in book 6476, Page 663, Register's Office for Davidson County, Tennessee.
2. All terms and provisions of the charter of Hickory Place Homeowners' Association, of record in Book 6472, Page 429, Register's Office for Davidson County, Tennessee, and the By-Laws and rules and Regulations of said corporation.
3. Easements and restrictions as shown on the plat of Hickory Place Condominiums set forth as Exhibit "A" of the Master Deed.
4. Taxes for the current year which have been assumed by the Grantee herein.

This is unimproved ( ) improved (XX) property, known as 414 Stewarts Ferry Pike (House Number) (Street) Nashville, TN 37214 (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 our hands this 27th day of January, 1987

Frank C Batson

Judy W Batson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Pamela B. Galavin (Hall), Gregory Hall, Frank C. Batson, and Judy W. Batson

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of January 19 87

Commission expires 7-10-90

Notary Public

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ 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 _____ 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
Pamela B. Galavin, et al.

TO
Janie Phelan McGee

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RECEIVED FOR RECORD
JAN 28 9 33 AM '87
DAVIDSON COUNTY, TENN.

TENNESSEE REGISTER

87 8 1 9 8

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
			59717.28- CAMT.	
			167.16 CSTAX	
			.50 PRFEE	
			6.00 WDETD	
			CHK # 173.66-	
3004A01/28/87			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87687

IDENTIFICATION REFERENCE

JAN 28 9 33 AM '87

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 39190