THIS INSTRUMENT PREPARED BY:
GRACEY, MADDIN, COWAN & BIRD
Attorneys at Law
300 James Robertson Parkway
Nashville, Tennessee 37201

FROM: Charles W. Smith
P.O. Box 120837
Nashville, TN 37205
("GRANTOR")

TO: Margaret Elizabeth Gentry
Gary Bedford Gentry and
Phillip Wayne Gentry
904 Old Fountain Place
Hermitage, TN 37076
("GRANTEES")

FEB 12 2 10 PM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

9 3 3 6 4

ADDRESS NEW OWNERS
Margaret Elizabeth Gentry, et al
134 Jackson Trace
Hermitage, TN 37076

SEND TAX BILLS TO:
same

MAP AND PARCEL NO:
64-12A-134Ts

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid by GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, Charles W. Smith, have bargained and sold, and by these presents do transfer and convey unto the said Margaret Elizabeth Gentry, Gary Bedford Gentry and Phillip Wayne Gentry, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described a follows, to wit:

Being a certain building identified as property map no. 134 as shown on the Plan of Fox Run Section One (A Condominium), of record in Book 4860, Page 52, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles W. Smith and Robert Leslie Swinney by deed from Harris A. Gilbert, Trustee, of record in Book 5259, page 543, said Register's Office, and further conveyed to Charles W. Smith by Quitclaim Deed from Robert Leslie Swinney of record in Book 5779, page 856, said Register's Office.

This conveyance is made subject to the following: (1) The plan of record in Book 4860, Page 52, said Register's Office, shows an owner's certificate, and certain easements; (2) Terms, conditions, provisions, covenants, easements and rights established by and contained in the Master Deed Establishing a Horizontal Property Regime of Fox Run, Section I, of record in Book 4956, Page 582, said Register's Office and the By-Laws of the Fox Run Condominium Association of record in Book 4956, Page 590, said Register's Office; amended in Book 5174, Page 609, Book 5548, Page 852, Book 5564, Page 582, and Book 5896, Page 1; (3) A portion of the premises has been platted of record in Plat Book 4860, Page 52, said Register's Office, showing Fox Run Condominiums, Section I, and that portion of the premises is subject to all

matters shown on said plat.

This is improved property known as 134 Jackson Trace, Fox Run Condominium, Hermitage, Tennessee 37076.

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 I do covenant with the said GRANTEES that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, except for 1987 real property taxes which have been prorated between the parties and assumed by GRANTEES.

And I, Charles W. Smith, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns against the lawful claims of all persons whomsoever.

Virginia Katherine Smith, spouse of Charles W. Smith, joins in this transfer for the purpose of conveying to the GRANTEES any and all marital right, title and interest she may have in and to the property, but not further or otherwise.

WITNESS our hands, this 12 day of February, 1987.

Charles W. Smith

Virginia Katherine Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruth Anne Carruthers, a Notary Public in and for said County and State, the within named, Charles W. Smith, and wife, Virginia Katherine Smith, the bargainors, with whom I am personally acquainted, or who 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 and official seal at Nashville, Tennessee, this 12th day of February, 1987.

Ruth Anne Carruthers
NOTARY PUBLIC

My Commission Expires: 4-19-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

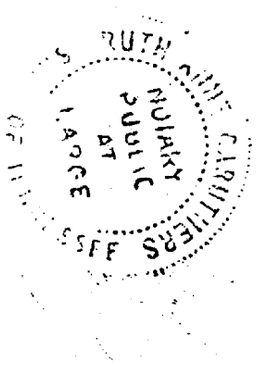
The actual consideration or value, whichever is greater, for this transfer is $77,100.00.

Margaret E. Gentry
AFFIANT

Subscribed and sworn to before me, this the 13th day of February, 1987.

Ruth Anne Carruthers
NOTARY PUBLIC

My Commission Expires: 4-19-87



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

RECEIVED OF _____

FOR _____

BOOK 7135 PAGE 943

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

7710?.00- CANT.
215.69 CSTAX
.50 PRFEE
9.00 WDSTP
CHECK 225.59-
02/12/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

93364

IDENTIFICATION REFERENCE

FEB 12 2 10 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 45377