THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

BOOK 7224 PAGE 1

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Carolyn E. Easterly (NAME)	CITY FEDERAL SAVINGS BANK (NAME)	MAP 82-16B
937 Russell Street #U-206 (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	PARCEL 206 CO
Nashville, Tennessee 37206 (CITY) (STATE) (ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of EIGHTY ONE THOUSAND FIVE HUNDRED AND 00/100---------- *Dollars,*

Aeby Construction Corporation

have this day bargained and sold, and do hereby transfer and convey unto the said Carolyn E. Easterly, married

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

BEING Unit No. 206 of Russell Street Commons II Condominium created under T.C.A. 66-27-101, et seq. and as established by a Master Deed of record in Book 6928, page 645, and amended in Book 7049, page 202, Register's Office for Davidson County, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit "B" to the amendment to said Master Deed of record in Book 7049, page 202, said Register's Office. Reference is hereby made to the Plat of Russell Street Commons II of record in Book 6900, page 89, as corrected in Book 7049, page 201, said Register's Office for a more complete and accurate description of said Unit. Said Russell Street Commons II also being shown as Lot No. 2 on the Plan of Aeby Subdivision III of record in Book 6250, page 574, said Register's Office, to which reference is hereby made.

Being part of the same property conveyed to Aeby Construction Corporation by deed from Victor G. Aeby, Individually and d/b/a Aeby Properties, a Sole Proprietorship, and wife, Tracy Aeby, of record in Book 6674, page 237, said Register's Office.

21694

APR 4 1 50 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 81,500.00

Subscribed and sworn to before me this the 30th *day of* April *19* 87

My commission expires March 11, 1990 *(Affix Seal)*

Affiant Carolyn E. Easterly

Notary Public Notary Public

This is improved (XX) unimproved ( ) property, known as 937 Russell Street (House Number) (Street) #U-206, Nashville (City or Town) Tennessee 37206 *(Zip Code)*

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 30th *day of* April *19* 87 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date*

AEBY CONSTRUCTION CORPORATION

By: Victor G. Aeby
Victor G. Aeby
Title: Pres

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me _____, *a Notary Public in and for said County and State* _____

the within named bargainor _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), 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*____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mitchell A. Watts, *a Notary Public of the State and County aforesaid, personally appeared* Victor G. Aeby, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* him *self to be* President *of the* Aeby Construction Corporation, *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President.

Witness my hand and seal, at office in Nashville, Tennessee *this* 30th *day of* April, *19* 87.

Mitchell A. Watts *Notary Public*
Mitchell A. Watts

Commission expires 3/11/90

WARRANTY DEED

FROM

Aeby Construction Corporation

TO

Carolyn E. Easterly

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

81500.00- CAMT.
228.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 234.70-
2343A05/04/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2169.4

IDENTIFICATION REFERENCE

MAY 4 1 58 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 76987