Prepared by: Blake Freeman, Atty., P. O. Box 1368, Madison, TN 37116

BOOK 7224 PAGE 869

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Brenda J. Wilson (NAME)	City Federal Savings Bank (NAME)	42-11-A-17
1017 Heritage Village (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	CO
Madison, TN 37115 (CITY) (STATE) (ZIP)	Somerset, NJ 08873 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------$10.00---------- *Dollars,* cash in hand paid by the grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged,

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN
MAY 5 9 18 AM '87
IDENTIFICATION REFERENCE
2.19.53

Nina J. Thomas, a single person

have this day bargained and sold, and do hereby transfer and convey unto the said Brenda J. Wilson

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

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 1017, together with the carport designated as Number 1017, a family unit type No. D, as shown in and described by the Master Deed Establishing a Horizontal Property Regime with Respect to Heritage Village Condominiums, including the Plan and the Administrative By-Laws thereunto attached and exhibited, recorded in Book 4758, Page 179, said Register's Office, plat as of record in Book 4675, Page 46, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Nina J. Thomas, unmarried by deed from Howard C. Stauffer and wife, Mary J. Stauffer as of record in Book 5501, Page 295, Register's Office for Davidson County, Tennessee.

BLAKE FREEMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 70,000.00

Subscribed and sworn to before me this the 29th *day of* April 19 87

Affiant Brenda J. Wilson

My commission expires: 3-8-89 *(Affix Seal)*

Notary Public

This is improved ( ) unimproved (X) property, known as 1017 Heritage Village, Madison, TN 37115
(House Number) (Street) P.O. Address (City or Town)

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 except current year taxes, Master Deed & Plat of record.

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 29th *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.*

Nina J. Thomas

NINA J. THOMAS

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Nina J. Thomas

the within named bargainor, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, *Tennessee, this* 24 *day of* April 19 87

Commission expires 3-8-89

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, 19____.

_____ *Notary Public*

Commission expires _____

**The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act; as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, as amended and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitation all conditions, covenants, restrictions, options, burdens, liens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime with Respect to Heritage Village Condominiums, including the Plan and the Administrative By-Laws thereunto attached & exhibited, recorded in Book 4758, pg 179, said Register's Office, and plat of record in Book 4675, page 46, said Register's Office.

WARRANTY DEED

FROM

TO

Compliments of
Madison Title Company
P.O. Box 1368
333 Gallatin Road
Madison, TN 37116
(615) 868-2710

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

70000.00- CAMT.
196.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 202.50-
2715A05/05/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21953

IDENTIFICATION REFERENCE

MAY 5 9 18 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 77347