BOOK 7261 PAGE 598

Map 162-16-A
Par 70.1a

MAIL TAX NOTICES TO:	NAME OF MORTGAGEE:	NEW OWNERS ADDRESS:
Cavalry Banking Fed.	Cavalry Banking Fed.	James J. Akins, et ux
Savings & Loan Assn.	Savings & Loan Assn.	6 Hickory Court
P.O. Box 188	P.O. Box 188	Mill Creek Club
Murfreesboro, TN	Murfreesboro, TN	Antioch, TN 37013

STATE OF TENNESSEE]
ss.
DAVIDSON COUNTY]

This Instrument Prepared By:
Smith & Sellers, Attorneys, (dk)
Murfreesboro, Tennessee, From
Information Furnished by the Parties

FOR AND IN CONSIDERATION of the sum of FORTY SEVEN THOUSAND AND NO/100 DOLLARS, ($47,000.00), all cash in hand paid, the receipt of which is hereby acknowledged, I, the undersigned, OYVIND BERG, have this day bargained and sold and by these presents do hereby transfer and convey unto JAMES J. AKINS and wife, LILLIAN AKINS, their heirs and assigns, forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being described as follows, to-wit:

BEING a part of the Plan of Mill Creek Club, Phase I, Section I, as of record in Book 4860, page 11, Register's Office for said County; the part hereby conveyed being:

UNIT NO. 6, Building No. 15, known as 6 Hickory Court, as shown in and described by said Plan;

TOGETHER with each and all the rights, privileges, and appurtenances thereunto belonging, as set forth in the Master Deed Establishing a Horizontal Property Regime of Mill Creek Club, Phase I, Section I, including the By-Laws thereunto attached recorded in Book 4887, page 961, as amended by instruments of record in Book 5000, page 607 and Book 5101, page 809, Register's Office for said County, including without limitation such unit's undivided percentage interest in the land and general common elements.

SUBJECT, HOWEVER, to all of the provisions, conditions, restrictions, options, burdens and undertakings contained in said Master Deed and By-Laws thereunto attached, all of which the purchaser does assume and agree to observe and perform, including but not limited to the payment of assessments.

This being the same property conveyed by S. Lynn Parker Fann and Michael Fann to Oyvind Berg, by deed appearing of record in Deed Book 5473, page 992, of the Register's Office of Davidson County, Tennessee.

33988

IDENTIFICATION REFERENCE

JUN 8 1 57 PM '87

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said grantees, their heirs and assigns, forever. BOOK 726 PAGE 599

The undersigned covenants with the said grantees that I am lawfully seized and possessed of said real estate; that I have a good right to convey the same; and that it is unencumbered except by lien of the 1987 taxes, which taxes are being prorated between the parties hereto, the grantor paying to the grantees his proportionate share and the grantees assuming payment thereof.

The undersigned further covenants and binds myself, my heirs and assigns, forever to warrant and defend the title to said real estate unto the said grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, this the 28th day of May, 1987.

OYVIND BERG

STATE OF TENNESSEE]
ss.
RUTHERFORD COUNTY]

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named OYVIND BERG, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Murfreesboro, Tennessee, this the 28th day of May, 1987.

Notary Public

My Commission Expires: 2-7-1988.

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $47,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, this the 28th day of May, 1987.

Notary Public

My Commission Expires: 2-1-88.

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

RECEIVED OF _____

FOR _____

BOOK 7261 PAGE 601

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

47000.00- CONT.
131.60 CSTAX
.50 PRFEE
9.00 WDE D
CHECK 141.10-
6473A06/08/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 3 9 8 8

IDENTIFICATION REFERENCE

JUN 8 1 57 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 90827