BOOK 7316 PAGE 23

FORM NO. WD-1

52474

IDENTIFICATION REFERENCE

Aug 4 1 26 PM '87

KELLY J. THOMPSON, REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,447.32

Earle E. Singleton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF July 1987.

Karen [illegible]
Notary Public

MY COMMISSION EXPIRES: 3-16-91

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE LARGE

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 457 Donelson Pike, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Earle E. Singleton (NAME)	Fleet Real Estate Funding Corp. (NAME)	108-8-D
1214 Quail Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box F-20 (STREET ADDRESS)	10
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Florence, SC 29501 (CITY) (STATE) (ZIP)	03D 86407

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, Roger R. Hopkins and wife Janie P. Hopkins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Earle E. Singleton, Single

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:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 10, Lot No. 17, in a Horizontal Property Regime as shown on the condominium site plan, Section 2, Phase IV, Quail Valley, as of record in Book 5800, pages 69 and 70, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Roger R. Hopkins and wife, Janie P. Hopkins by deed from Daniel E. Jennings and wife, Patricia P. Jennings of record in Book 6119, Page 614, Register's Office, Davidson County, Tennessee.

Subject to restrictions of record in Book 4800, page 254, Book 5753, page 562, and Book 5955, page 703 said Register's Office.

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 64-2701 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; 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 covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Quail Valley said Register's Office.

This conveyance is subject to any and all existing easements of record.

***

This is unimproved ( ) improved (XX) property, known as 1214 Quail Road, Nashville, Tennessee 37214
(House Number) (Street) (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 their hands this 29th day of July, 19 87

Roger R. Hopkins

Roger R. Hopkins

Janie P. Hopkins

Janie P. Hopkins

STATE OF TENNESSEE
Davidson County

BOOK 7316 PAGE 24

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roger R. Hopkins and wife, Janie P. Hopkins

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 29th day of July, 19 87

Commission expires 3-11-91

Notary Public

KAREN LARCE NOTARY PUBLIC STATE OF TENNESSEE

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

Roger R. Hopkins and wife, Janie P. Hopkins

TO

Earle E. Singleton

*** This conveyance is subject to the 1986 taxes which are in escrow and have been assumed by the Grantee, Deed of Trust of record in Book 7194, page 670, Register's Office for Davidson County, Tennessee, also assumed by Grantee is the escrow account connected with the aforementioned Deed of Trust.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7316 PAGE 25

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY, DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

5447.37- CASH
152.37 STAX
.50 PRFE
6.00 WDED
CHECK 156.37-
7692A08/04/87 BM .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

52474

IDENTIFICATION REFERENCE

AUG 4 1 27 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 01696