BOOK 7319 PAGE 655

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $72,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF August 19 87.

Notary Public

MY COMMISSION EXPIRES: March 1, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDDIE MONTGOMERY, ATTORNEY AT LAW
215 CENTERVIEW DRIVE, SUITE 150 - BRENTWOOD, TENNESSEE 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: (MORTGAGE COMPANY)	MAP-PARCEL NUMBERS
James W. McPherson, Jr. (NAME)	GermanTown Trust Savings Bank (NAME)	085-15-0-A
105 Spring Place Drive (ADDRESS)	125 Franklin Road (ADDRESS)	00500
Nashville, Tn. 37214 (CITY) (STATE) (ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	03DZ-85945

FOR AND 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, Spring Place Venture

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James W. McPherson, Jr.

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, being Unit No. 105, Spring Place Condominium, as shown as an exhibit to the Master Deed of record in Book 6780, page 289 and amended in Book 7312, page 121, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Spring Place Venture, a Joint Venture by Quitclaim Deed from Stepehn C. Wallace, Terrence L. Cobb and Walter L. Timmons, Jr. of record in Book 6779, page 598, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 6780, page 289 and amended in Book 7213, page 121 said Register's Office.

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

5372.3.

IDENTIFICATION REFERENCE

AUG 7 10 30 AM '87

FELIX Z WILSON REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 105 Spring Place Drive, Nashville, Tn. 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 unincumbered, 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 my hand this 4th day of August 19 87

Spring Place Venture

Managing General Partner

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STATE OF TENNESSEE)
COUNTY OF Williamson

Before me the undersigned a Notary Public in and for County and State aforesaid, personally appeared Walter R. Jones with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be a partner of Spring Place Venture the within named bargainor a partnership and that he as such partner, executed the foregoing instrument for the purpose therein contained by signing the name of the Partnership by himself as Partner.

Witness my hand and official seal at Brentwood Tennessee this 9th day of August 19 85.

My Commission expires: 1-10-89

Notary Public

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Spring Place Venture

TO

James W. McPherson, Jr.

RETURN TO:

MONTGOMERY & ASSOCIATES
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

EDDIE MONTGOMERY
ATTORNEY-AT-LAW
215 Centerview Drive, Suite 150
Brentwood, Tennessee 37027

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 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

7250 [illegible] PAID
203.00 CHARGE
.50 [illegible]
6.00 [illegible]
CHECK 209.50-
910[illegible]/87 AL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5372 3

IDENTIFIT REFERENCE

AUG 7 10 30 AM '87

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 03073