THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Vicki W. Crowell	Biltmore Mortgage Company	142-7
226 Wynbrook Court		21
Nashville, Tennessee 37221	8601 Six Forks Road	09D-79367
	Raleigh, NC 27615	

WARRANTY DEED BOOK 7330 PAGE 708

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Investment Building Group, a Tennessee General Partnership composed of Harry G. Hemmerly, Calvin L. Tate and James T. McLean hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Vicki W. Crowell, unmarried hereinafter called the Grantee, Grantee's 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. 2 on Exhibit "A" to Master Deed of Wynbrook Condominiums, of record in Book 7285, Page 918, Register's Office for said county, which plan and record of Exhibit "A" to Master Deed thereof are incorporated herein and made a part hereof by reference.

BEING a portion of the same property conveyed to Investment Building Group, a Tennessee General Partnership, composed of Harry G. Hemmerly, Calvin C. Tate and James T. McLean, by deed from Marshall I. Karr of record in Book 7037, Page 685, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6519, Page 458, as amended in Book 6529, Page 617, and Master Deed and By-Laws, which contain restrictive covenants and other matters of record in Book 7285, Page 918, all in the Register's Office for Davidson County, Tennessee.

The grantors hereby agree to pay the 1987 property taxes on the above referenced unit.

This instrument is executed on behalf of Calvin L. Tate and James T. McLean by Harry G. Hemmerly as their attorney-in-fact pursuant to two Powers of Attorney which are being recorded immediately prior to the recording hereof.

This is (~~un~~)improved property, known as 226 Wynbrook Court, Nashville, Tennessee 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 17th day of August, 19 87

Calvin L. Tate
Calvin L. Tate, partner
BY: Harry G. Hemmerly, Attorney-In-Fact

James T. McLean, partner
BY: Harry G. Hemmerly, Attorney-In-Fact

Investment Building Group
By: Harry G. Hemmerly
Harry G. Hemmerly, Partner

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as _____ free act and deed.

My Commission Expires: _____

Notary Public

OFF REC
FILED 08/20/87 0355 RD 3763

OFF REC

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, of the State and County aforesaid, personally appeared Harry G. Hemmerly, 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 the ~~President~~ partner (or other officer authorized to execute the instrument) of the Investment Building Group, the within named bargainor, a ~~corporation~~ partnership, and that he as such Partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the ~~corporation~~ partnership by himself as Partner. Witness my hand and official seal, at office in Nashville, Tennessee, this 17th day of August, 19 87.

Christy Wilkinsivey
Notary Public

My Commission Expires: Nov 1, 1987

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 81,863.00.

Vicki W. Crowell
Affiant

Subscribed and sworn to before me, this the 17th day of August, 1987.

Christy Wilkinsivey
Notary Public

My Commission Expires: Nov 1, 1987

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Harry G. Hemmerly, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the within instrument on behalf of Calvin L. Tate and James T. McLean as their Attorney-In-Fact, as the free act and deed of the within named Calvin L. Tate and James T. McLean. Witness my hand and official seal at Nashville, Tennessee, this 17th day of August, 1987.

Diane Tarkington
Notary Public

My Commission Expires: 3-8-89

WARRANTY DEED

from:

Investment Building Group

to:

Vicki W. Crowell, unmarried

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26859

STATE OF Tennessee

COUNTY OF Davidson

BOOK 7330 PAGE 710

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

W. J. Kennedy

Affiant

Sworn to and subscribed before me this 14th day of August, 1987.

Notary Public

My Commission Expires: 3-8-89

5768.4

IDENTIFICATION REFERENCE

AUG 20 11 05 AM '87

DAVIDSON COUNTY, TN

OFF REC

OFFICIAL REC.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7330 PAGE 711

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

81863.00- CAMT.
229.32 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 238.82-
3763A08/20/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 7 6 8 4

IDENTIFICATION/REFERENCE

AUG 20 11 05 AM '87

DAVIDSON COUNTY, TN

No. 07640