This Instrument Prepared By:

GORDON & BOTTORFF, P.C.
Attorneys at Law
5201 Maryland Way
Brentwood, Tennessee 37027
(615) 373-4242

WARRANTY DEED

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Nos.
Mr. & Mrs. Gary L. Roderick 5913 Stonebrook Drive Brentwood, Tennessee 37027	Commerce Union Bank P. O. Box 121999 Nashville, TN 37212-1999	171-2-A-28CO

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is One Hundred Sixteen Thousand Nine Hundred and 00/100 Dollars ($116,900.00).

Gary L. Roderick
Affiant

SUBSCRIBED AND SWORN TO before me, this the 31st day of August, 1987.

Mary Lynn McCrary
Notary Public

My Commission Expires: 10-2-89

WITNESSETH:

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, RADNOR HOMES, INCORPORATED, has bargained and sold, and by these presents does grant, transfer and convey unto GARY L. RODERICK AND WIFE, CANNIE P. RODERICK, their heirs and assigns, the following described real property located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Unit No. 28 on the plan of Brentwood Villa, Phase II, a Condominium, a Horizontal Property Regime established by Master Deed of record in Book 6923, Page 943, Register's Office, Davidson County, Tennessee, and as amended in Book 7035, Page 115; Book 7101, Page 730; and Book 7143, Page 18, respectively, said Register's Office, and as shown on a Plan of record in Book 6900, Page 185, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Radnor Homes, Inc. by Quitclaim Deed from Radnor/Nashville Corporation, of record in Book 7341, Page 764, Davidson County, Tennessee.

This conveyance is subject to:

1. 1987 property taxes, a lien, not yet due and payable.

2. Restrictive covenants contained in instrument of record in Master Deed of record in Book 6923, Page 943, Register's Office, Davidson County, Tennessee, and as amended in Book 7035, Page 115; Book 7101, Page 730; and Book 7143, Page 18, respectively, said Register's Office, and as shown on a Plan of record in Book 6900, Page 185, Register's Office, Davidson County, Tennessee.

3. All things and matters in the Revised Plan of record in Book 6900, page 185, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD said property, with the appurtenances, estate, title and interest thereto belonging to GARY L. RODERICK AND WIFE, CANNIE P. RODERICK, their heirs and assigns, forever.

AND RADNOR HOMES, INCORPORATED, does covenant with the said GARY L. RODERICK AND WIFE, CANNIE P. RODERICK, that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and same is unencumbered except for those matters hereinabove mentioned.

AND RADNOR HOMES, INCORPORATED further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said land to GARY L. RODERICK AND WIFE, CANNIE P. RODERICK, their heirs and assigns, against the lawful claims of all persons claiming by or through it.

IN WITNESS WHEREOF, the said RADNOR HOMES, INCORPORATED has caused these presents to be signed by a duly authorized officer this 31st day of August, 1987

RADNOR HOMES, INCORPORATED

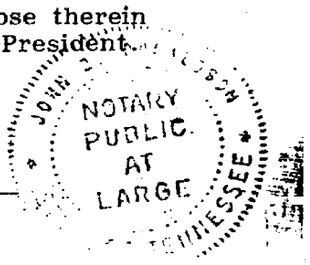
By: Richard A. Reed

Its: Vice-President

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the state and county aforesaid, personally appeared Richard A. Reed, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Vice-President of RADNOR HOMES, INCORPORATED, the within named bargainor, a corporation, and that he as such Vice-President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice-President.

Witness my hand and seal, this 31st day of August, 1987.



Notary Public

My Commission Expires: Oct 17, 1987

6151 8.

IDENTIFICATION REFERENCE

SEP 1 3 48 PM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7341 PAGE 768

CQ - 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

116900.00- CAMT.
327.32 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 333.82-
0247A09/01/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 | 5 | 8.

IDENTIFICATION REFERENCE

SEP 1 3 48 PM '87

FELIX Z. WILSON
DAVIDSON COUNTY, TN

No. 12026