Address New Owner:	Send Tax Bills To:	Map/Parcel
TeJuana Eubanks Brennan	Same	Map 108-8-E
1410 QUAIL RUN		Par 10
NASHVILLE, TN 37214		

WARRANTY DEED

FOR AND IN CONSIDERATION 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, DAVID M. GAINES and wife, TAMMY W. GAINES, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said TEJUANA EUBANKS BRENNAN, unmarried, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 10, Lot 63, in a Horizontal Property Regime as shown on the condominium site plan, Section 3, Phase VI, Quail Valley, as of record in Plat Book 5800, Pages 127 and 128, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to David M. Gaines by deed from TennReal Inc. of record in Book 6144, Page 303, Register's Office of Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 5800, Pages 127 and 128, said Register's Office; Restrictions of record in Book 4800, Page 254 and Book 5931, Page 506, said Register's Office; and to all applicable local government planning, building and zoning regulations.

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 5970, Page 828, said Register's Office.

This instrument was prepared from information furnished by David M. Gaines.

It is agreed and understood that the above-named Grantee assumes and agrees to pay the remaining unpaid balance of a deed of trust of record in Book 6144, Page 306, Register's Office for Davidson County, Tennessee.

This is improved property known as 1410 Quail Run, Nashville, Tennessee.

The Contract survives the closing.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said TEJUANA EUBANKS BRENNAN, her heirs and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

Whenever 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 our hands on this 21 day of October, 1987.

DAVID M. GAINES

TAMMY W. GAINES

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $49,133.16.

AFFIANT

Sworn to and subscribed before me this 21 day of October, 1987.

NOTARY PUBLIC

My commission expires: 5/13/89.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David M. Gaines and wife, Tammy W. Gaines, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 21 day of October, 1987.

NOTARY PUBLIC

My commission expires: 5/13/89.

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

7.6.0.1.6.

IDENTIFICATION REFERENCE

OCT 22 8 30 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7384 PAGE 328

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

49133.16- CONT.
137.48 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 143.90-
5056A10/22/07 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.60 I.G.

IDENTIFI REFERENCE

OCT 22 8 30 AM '07

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 28440