FILE BOX 38

File #6575

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

BOOK 7491 PAGE 41

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN W. EMERSON, III (NAME)	CITICORP MORTGAGE, INC. ATTN: TAX DEPT. (NAME) M.S. 309	MAP 103-15-B
Unit 93, 4487 Post Place (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 790009 (STREET ADDRESS)	PARCEL 93
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63179-0009 (CITY) (STATE) (ZIP)	FBN 8DA61392

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, TERRY D. CHOATE, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN W. EMERSON, III, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 93 on the Plan of Lion's Head Condominium Apartments, as of record in Plat Book 5200, page 82, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Terry D. Choate and wife, Wanda M. Choate, by deed from Lion's Head Associates, a Tennessee Partnership, of record in Book 5408, page 781, said Register's Office. The said Terry D. Choate and Wanda M. Choate, being one and the same as Terry Dean Choate and Wanda Gale Choate, having since divorced, with said property being vested solely in Terry Dean Choate by certified copy of final decree of record in Book 7491, page 35, said Register's Office.

This conveyance is made subject to: (1) 1988 Taxes, which have been prorated and assumed by the Grantee; (2) Master Deed and By-Laws of record in Book 5340, page 70, corrected in Book 5342, page 683; (3) Easements of record in Book 6909, page 212, Book 7196, page 827, Book 3324, page 527, Book 3376, page 102, Book 3969, page 788, Book 4995, page 32, and Book 4889, page 140; (4) Charter of record in Book 5342, page 2; and (5) All matters appearing on the Plan of record in Plat Book 5200, page 82, said Register's Office.

Terry J. Choate, spouse of Terry D. Choate, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Terry D. Choate.

This is unimproved ( ) improved (XX) property, known as Unit 93, 4487 Post Place, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 8th day of March, 1988

Terry D. Choate
TERRY D. CHOATE

Terry J. Choate
TERRY J. CHOATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7491 PAGE 42

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TERRY D. CHOATE and wife, TERRY J. CHOATE

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 8th day of March 19 88.

My commission expires 1/10/89 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

12659

IDENTIFICATION REFERENCE

MAR 14 2 58 PM '88

FELIX Z. WILSON, REGISTER
DAVIDSON CO., TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March 19 88

MY COMMISSION EXPIRES: 1/10/89
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

TERRY D. CHOATE and wife,

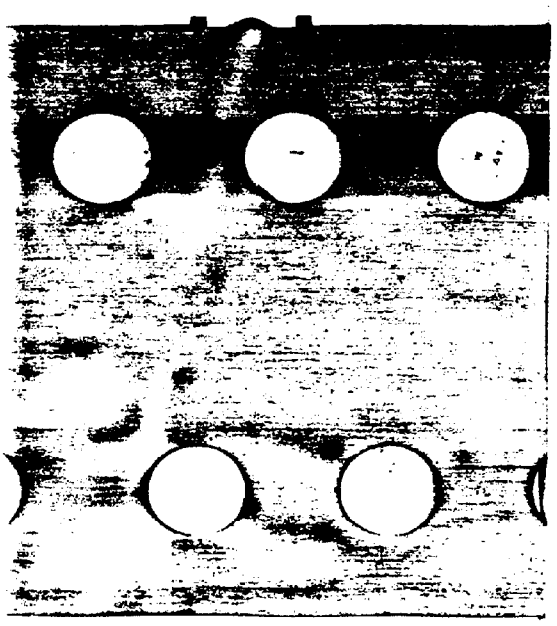
TERRY J. CHOATE

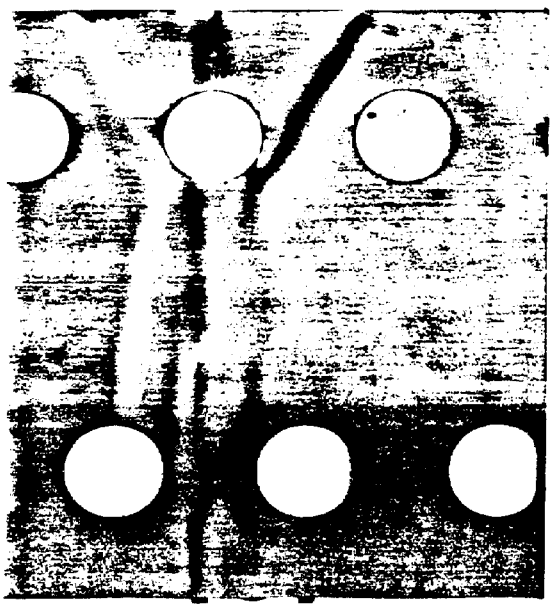
TO

JOHN W. EMERSON, III,
unmarried

RETURN TO:
FILE BOX 38

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7491 PAGE 43

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

CAMT	80000.00
CON TX	224.00
PRFEE	0.50
WDEED	6.00
TOTAL	230.50
CHECK	230.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 5890

12659

IDENTIFT REFERENCE

MAR 14 2 58 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 70521