BOX E
CAW

WARRANTY DEED BOOK 7518 PAGE 145

FROM: Town & Country Properties, Inc. 503B 04/15 0101 03CHECK 93.86

TO: Anthony Medrano, an unmarried person
and Melissa B. Fuller, an unmarried person

Address New Owner as follows:	Send Tax Bills to:	Map/Parcel No.
Anthony Medrano and Melissa B. Fuller Caldwell Court Condominium Unit E-105 550 Harding Place Nashville, Tennessee 37211	Metropolitan Federal Savings & Loan Assoc. P.O. Box 995 Nashville, TN 37202-0995	Map 147-2-B Parcel 87

This instrument prepared by: DEARBORN & EWING, Attorneys, 1200 One Commerce Place, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $31,154.90.

Cindy Bishop
Affiant

Subscribed and sworn to before me, this the 1st day of April, 1988.

Notary Public

My Commission Expires: 4/17/88

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged Town & Country Properties, Inc., hereinafter called "Grantor" (whether one or more persons or entities), its successors and assigns, has this day bargained and sold, and does hereby transfer and convey unto Anthony Medrano, an unmarried person, and Melissa B. Fuller, an unmarried person, hereinafter called "Grantee," (whether one or more persons or entities) his heirs, personal representatives, successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Unit E-105, of Caldwell Court Condominiums created under Title 66, Chapter 27, Section 101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6188, page 744, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Caldwell Court Condominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Town & Country Properties, Inc., a Tennessee corporation, by Warranty Deed from SH Properties, a partnership composed of Owen G. Shell, Jr. and Andrew G. Higgins, of record in Book 7399, page 200, Register's Office for Davidson County, Tennessee.

It is understood and agreed that Grantee will assume the indebtedness secured by a Deed of Trust of record in Book 6205, page 136, as modified by instrument of record in Book 7400, page 459, Register's Office for Davidson County, Tennessee.

This is improved property, known as Unit E-105, Caldwell Court Condominiums, 550 Harding Place, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, his heirs, personal representatives, successors, and assigns, forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except for those exceptions listed in the schedule of exceptions to coverage in the title insurance policy issued by Ticor Title Insurance Company, furnished to Grantee by Grantor, insuring Grantee's interest in the above-described property. The schedule of exceptions to such title insurance policy is by reference incorporated herein.

Grantor further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said real estate to said Grantee, his heirs, personal representatives, successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the parties have executed this instrument on this 1st day of April, 1988, as of March 31, 1988.

TOWN & COUNTRY PROPERTIES, INC.

BY: Gary L. Sisco

Gary L. Sisco

TITLE: Pres.

"GRANTOR"

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Gary L. Sisco, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Town & Country Properties, Inc., a corporation, and that he executed the foregoing instrument for the purpose therein contained by signing the name of the cororation by himself as President.

Witness my hand and seal, at office in Nashville, Tennessee, this the 1st day of April, 1988.

Linda Lee Potter

NOTARY PUBLIC

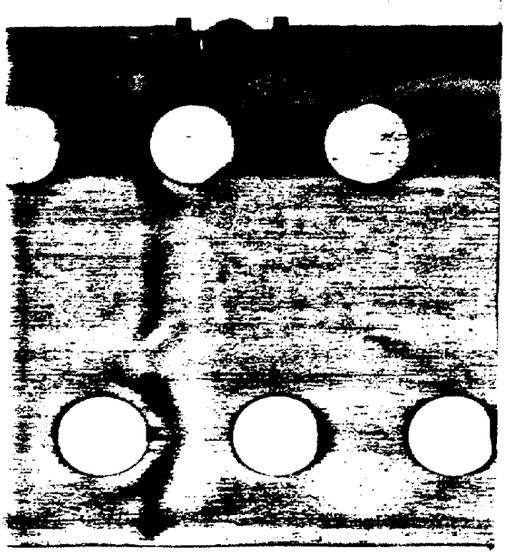
My Commission Expires:

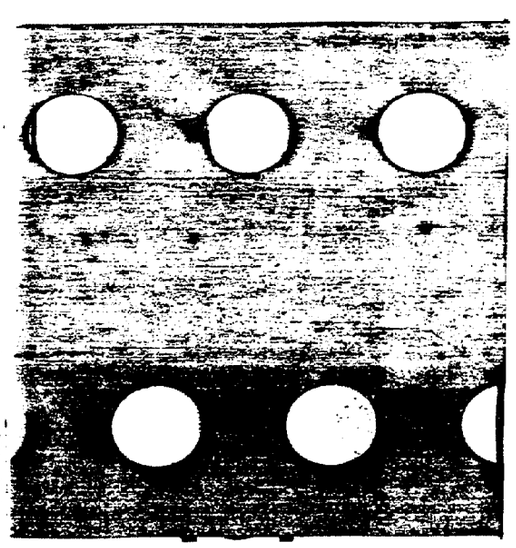
4/17/88

APR 15 4 22 PM '88

21854

Box 1





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7518 PAGE 147

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 31154.90
				CON TX 87.36
				PRFEE 0.50
				WDEED 6.00
				TOTAL 93.86
				CHECK 93.86

04/15/88 01 16:21 0001 5038

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21854

IDENTIFICATION REFERENCE

APR 15 4 21 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 81175