File #6895
FILE BOX 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

Gerald G. Patterson, Atty.
4301 Hillsboro Road, Suite 330
Nashville, Tennessee 37215

BOOK 7555 PAGE 294

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOHN W. AKERS	NEW OWNER(S)	MAP 117-03D
(NAME)	(NAME)	
202 Hillsboro Place		PARCEL 202
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		FBN 7DA-91221
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, THE PARTHENON GROUP, a Tennesse General Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN W. AKERS, 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. 202 on the Plan of Hillsboro Station Condominiums as of record in Plat Book 6250, pages 751-753, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to The Parthenon Group, a Tennessee General Partnership by deed from Dalton Development Corporation, a Tennessee corporation of record in Book 6772, Page 485, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1988 Taxes, which have been prorated and assumed by the Grantee(s); (2) Master Deed and By-Laws of record in Book 6740, page 37; (3) Charter of Incorporation of record in Book 6747, page 6; (4) Easements of record in Book 3965, page 468 and in Book 4158, page 34, Book 6595, page 58, Book 3531, pages 572, 576 and 592, and in Book 4633, page 468; (5) Right-of-Way Contract of record in Book 1877, page 581; (6) Storm water Detention Agreement of record in Book 6629, page 452; and (7) All matters appearing on the Plan of record in Plat Book 6250, page 751-753, said Register's Office.

34422

IDENTIFICATION REFERENCE

MAY 27 9 31 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1685 05/27 0101 03CHECK 262.70

This is unimproved (XX) improved ( ) property, known as 202 Hillsboro Place, Nashville, Tennessee 37215

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 24th day of May, 19 88

THE PARTHENON GROUP
By: Betty S. Binkley, Attorney in Fact for the Parthenon Group

BETTY S. BINKLEY, Attorney-In-Fact for The Parthenon Group, a Tennessee General Partnership, by Power of Attorney of record in Book 6728, page 170, Register's Office for Davidson County, Tennessee

BOOK 7555 PAGE 295

STATE OF TENNESSEE
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.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ 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 _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Betty S. Binkley, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact of the maker, The Parthenon Group, a Tennessee General Partnership, and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 24th day of May, 1988.

Notary Public

My commission expires: May 8, 1991

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May, 19 88

MY COMMISSION EXPIRES: May 8, 1991
(AFFIX SEAL)

Notary Public

WARRANTY DEED

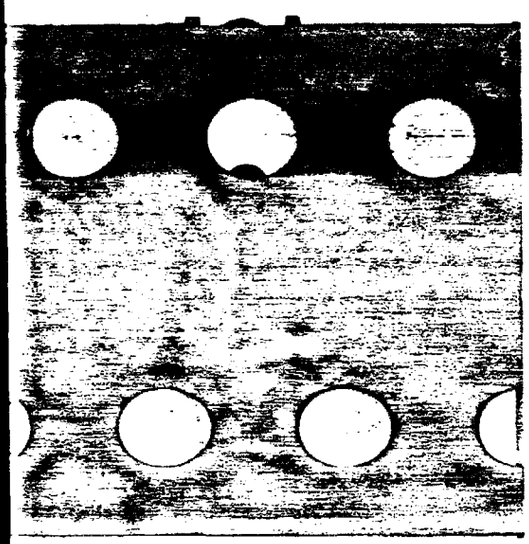
FROM

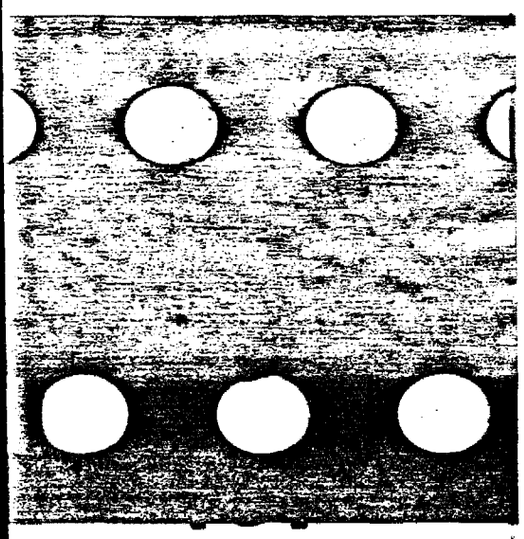
THE PARTHENON GROUP, a Tennessee General Partnership

TO

JOHN W. AKERS, 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 7555 PAGE 296

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 91500.00
CON TX 256.20
PRFEE 0.50
WDEED 6.00
TOTAL 262.70
CHECK 262.70

05/27/88 01 09:31 0001 1685

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34422

IDENTIFICATION REFERENCE

MAY 27 9 31 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 95826