BOX 15

BOOK 7591 PAGE 10

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF July, 1988

Notary Public

MY COMMISSION EXPIRES: June 5, 1989

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Larry L. Westbrook, Attorney P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Kathryn E. Neill (NAME)	Sovran Mortgage Corporation (NAME)	104-2-M #211
211 Burns Avenue (STREET ADDRESS OR ROUTE NUMBER)	201 East Cary Street (STREET ADDRESS)	
Nashville, TN 37203 (CITY) (STATE) (P O ZIP)	Richmond, VA 23219 (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, WE, Charter Ventures, a TN General Partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kathryn E. Neill, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR 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 211, Burns Station Condominium as shown on Plat in Master Deed of record in Book 7292, Page 607, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being part of the property conveyed to Charter Ventures, a Tennessee general partnership, by Warranty Deed from Iroquois Development Corporation, a Tennessee corporation, of record in Book 7090, page 974, Register's Office for Davidson County, Tennessee, as corrected in Book 7231, page 366, said Register's Office.

4641.3

IDENTIFICATION REFERENCE

Jul 5 2 23 PM '88

FELIX Z WILSON REGISTER
DAVIDSON COUNTY TN

This is improved (XX) unimproved ( ) property, known as 211 Burns Avenue, Nashville, TN 37203
(House Number) (Street) (P O Address) (City or Town) (Postal Zip)

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

Witness his hand this 1st day of July, 19 88

Charter Ventures
By: William B. Young, Partner
William B. Young, Partner

STATE OF TENNESSEE
Davidson County

BOOK 7591 PAGE 11

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

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Larry N. Westbrook, a Notary Public within and for the State and County aforesaid, personally appeared William B. Young and _____ with whom I am personally acquainted and who upon (his oath) (himself) acknowledged (~~his~~) to be the Partner and _____ respectively of the Charter Ventures, a TN General Partnership, the within named bargainor, a corporation, and that (he) as such Partner and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said William B. Young as such, Partner, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 1st day of July, 19 88

My commission expires June 5, 1989

Larry N. Westbrook
Notary Public

NOTARY PUBLIC AT LARGE

WARRANTY DEED

FROM

~~Charter Ventures, a TN General~~ Partnership

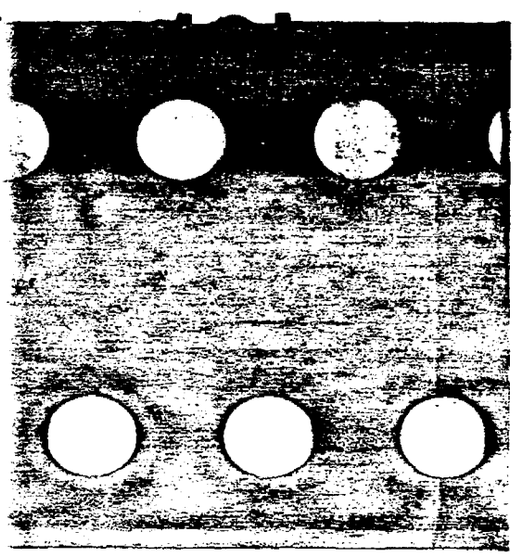
TO

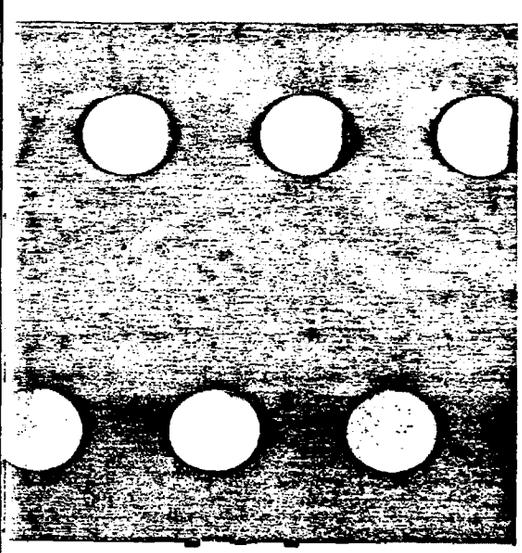
Kathryn E. Neill, unmarried

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

J728 07/05 0101 03CHECK 260.60





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7591 PAGE 12

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4641.3.

IDENTIFICATION REFERENCE

JUL 5 2 23 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CAMT	77000.00
CON TX	254.10
PRFEE	0.50
WDEED	6.00
TOTAL	260.60
CHECK	260.60

07/05/88 01 14:24 0001 3728

No. 109598