BOOK 7616 PAGE 401

FORM NO. WD-1

FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,772.26

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF July, 88.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME		ADDRESS			MAP-PARCEL NUMBERS
ADDRESS NEW OWNER(S) AS FOLLOWS:		SEND TAX BILLS TO:			
Henry Perry		Metropolitan Federal Savings &			MAP 133-16-A
(NAME)		(NAME)			
270 Tampa Drive		P.O. Box 995			PARCEL 69.00
(STREET ADDRESS OR ROUTE NUMBER)		(STREET ADDRESS)			
Nashville, Tennessee	37211	Nashville, Tennessee	37202-0995		5DU-76690
(CITY) (STATE)	(P.O. ZIP)	(CITY)	(STATE)	(ZIP)	

FOR AND 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, Larry W. Banniza and wife, Sherry A. Banniza

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Henry Perry, Single

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.

Unit G-1 of Barcelona Condominium 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 Plat Book 6400, page 801, 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 Barcelona Condominium set forth in Exhibit A-2 of this Master Deed for a more complete identification and description of such Unit.

2925 08/03 0101 USCHELR 144.44

Being the same property conveyed to Larry W. Banniza and wife, Sherry A. Banniza by deed from Barcelona Associates of record in Book 6416, page 319, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6400, page 801 Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by Larry W. Banniza and wife, Sherry A. Banniza to Metropolitan Federal Savings and Loan Association, dated October 30, 1984, with an approximate unpaid principal balance of $41,772.26, of record in Book 6416, page 322, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

This is unimproved ( ) improved (XX) property, known as 270 Tampa Drive, Nashville, Tennessee 37211
(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 our hand this 28th day of July, 19 88

Larry W. Banniza

Sherry A. Banniza

BOOK 7616 PAGE 402

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry W. Banniza and wife, Sherry A. Banniza

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of July

Commission expires 5-8-97

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon his oath (their several oaths) acknowledged himself (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM Larry W. Banniza and wife, Sherry A. Banniza

TO Henry Perry

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

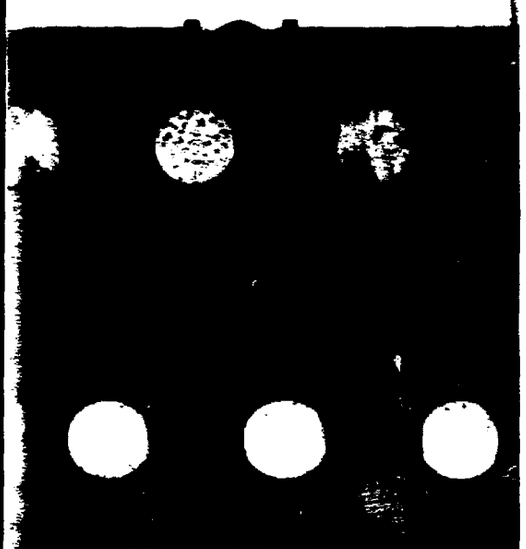
EDWARD SEDDON
ATTORNEY-AT-LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214

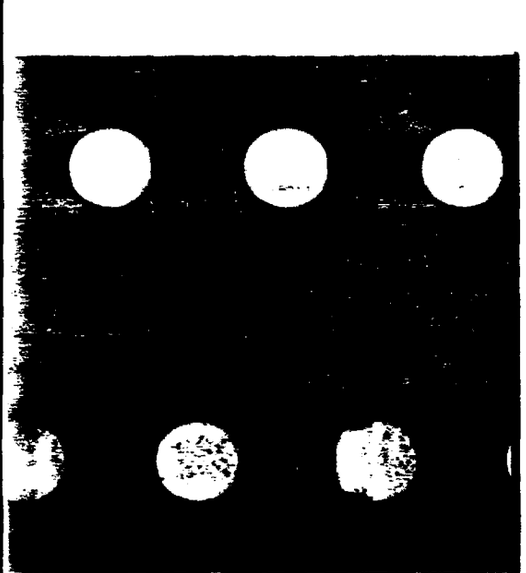
55102

IDENTIFICATION REFERENCE

AUG 3 8 22 AM '88

FILED J. WILSON JR. REGISTER
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7616 PAGE 403

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 41772.26
				CON TX 137.94
				PRFEE 0.50
				WDEED 6.00
				TOTAL 144.44
				CHECK 144.44

08/03/88 01 08:26 0001 2925

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

55102

IDENTIFICATION REFERENCE

AUG 3 8 22 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 119524