mail:

This Instrument Prepared By:
Richard M. Davenport, Attorney
Suite 201, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

Mail

BOOK 7743 PAGE 920

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel No.:
David N. King and	Metro. Fed.	147-2-B
Kirsten L. Stewart	Box 995	Parcel 20
A-120 Caldwell Court	Nashville, TN 37202	
550 Harding Place		
Nashville, TN 37211		

3231 01/04 0101 03CHECK 127.94

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, OWEN G. SHELL, JR. AND WIFE, MARY RUTH T. SHELL ("Grantors") have this day bargained and sold, and do hereby transfer and convey to DAVID N. KING AND KIRSTEN L. STEWART, as tenants in common ("Grantees"), their successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

UNIT A-120, 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 Element 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 Owen G. Shell, Jr. by deed from Town & Country Properties, Inc., of record in Book 6205, page 62 Register's Office for Davidson County, Tennessee.

This is improved property known as A-120 Caldwell Court Condominiums, 550 Harding Place, Nashville, Davidson County, Tennessee, 37211.

THIS conveyance is subject to 1988 taxes which have been prorated and assumed by the grantees. Grantees herein assume an indebtedness to Metropolitan Federal Savings and Loan Association evidenced by a Deed of Trust of record in Book 6205, page 66, Register's Office for Davidson County, Tennessee.

Grantees, by acceptance of this deed, hereby join in and accept and agree to be bound by the foregoing instruments creating Caldwell Court Condominiums and Caldwell Court Condominium Association, Inc. Grantees further agree hereby to pay all assessments, whether special or general, which are levied by Caldwell Court Condominium Association, Inc. in connection with Caldwell Court Condominiums. Grantees specifically consent to the terms and conditions of Paragrap 8 of the Master Deed providing for the retention of a lien in favor o the Association to secure the payment of all such assessments and a power of sale to enforce the assessment lien.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees an their successors and assigns, forever.

AND Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as herein set out. Grantors further covenant and bind themselves, their heirs, successors and assigns to warrant and forever defend the title to sai real estate to said Grantees, their successors and assigns against th lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this 30th day of December, 1988.

OWEN G. SHELL, JR.

MARY RUTH T. SHELL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of December, 1988, before me personally appeared OWEN G. SHELL AND MARY RUTH T. SHELL to me known, or proved to me on the basis of satisfactory evidence, to be the person(s) who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal.

My Commission expires:
11-10-91

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $36,775.29.

AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS 30th DAY OF December, 1988.

NOTARY PUBLIC

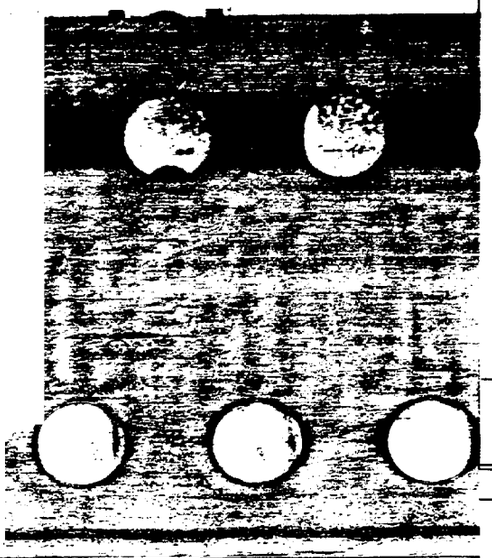
My Commission Expires: 11-10-91

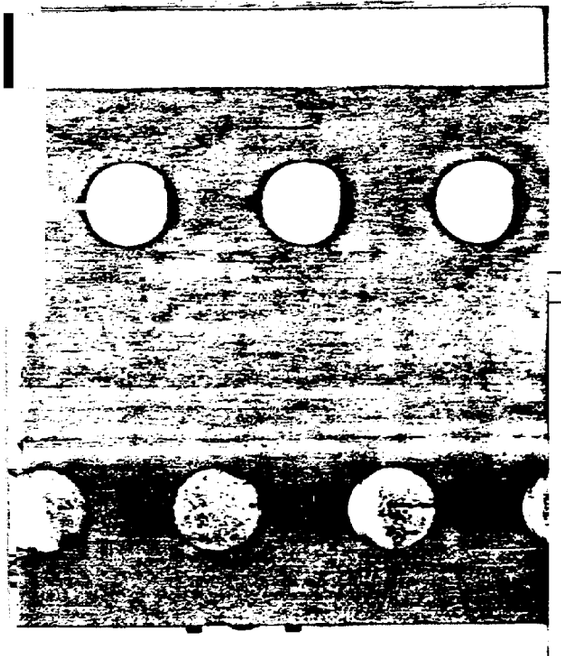
98891

IDENTIFICATION

JAN 4 12 45 PM '89

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN





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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CONT	36775.29
CON TX	121.44
PRFEE	0.50
WDEED	6.00
TOTAL	127.94
CHECK	127.94

01/04/89 01 12:47 0001 3231

98891.

IDENTIFICATION REFERENCE

Jan 4 12 45 PM '89

FELIX Z WILSON REGISTER
DAVIDSON COUNTY TN

No. 169925