BOOK 7752 PAGE 102

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 83,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF January, 1989

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Scott J. & Linda M. Strandell (NAME)	First Tennessee Bank (NAME)	Map 142-07 - 0
213 Wynbrook Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 84 (STREET ADDRESS)	Par. 213.00 CO
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	Memphis, Tennessee 38101 (CITY) (STATE) (ZIP)	09D-80682

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. Gregory W. Troupe and wife, Joy W. Troupe

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Scott J. Strandell and wife, Linda M. Strandell

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:

BEING Unit No. 213 on the Plan of Wynbrook Condominiums, as of record in Book 7285, page 956 and marked as Exhibit "A" of the Master Deed of Wynbrook Condominiums, together with the undivided percentage interest in the Common Elements appurtenant to said unit, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Gregory W. Troupe and wife, Joy W. Troupe by deed from Investment Building Group, a partnership composed of Calvin L. Tate, James T. McLean and Harry G. Hemmerly of record in Book 7405, page 318, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assume and agree to pay the unpaid balance on the existing mortgage held by First Tennessee Bank N.A. of record in Book 7405, page 321, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account to be transferred to Grantee.

The premises herein conveyed is a "condominium project" established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et.seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-laws for the administration thereof; to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Wynbrook Condominium, of record in Book 7285, page 918 and as amended in Book 7507, page 271, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 213 Wynbrook Court (House Number) (Street) Nashville, TN 37221 (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 Whereever 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 hands this 13th day of January, 1989

Gregory W. Troupe

Joy W. Troupe

STATE OF TENNESSEE }
Davidson COUNTY }

BOOK 7752 PAGE 103

Personally appeared before me, Gregory W. Troupe and Joy W. Troupe
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that __the__ executed the within instrument for the purposes therein contained. Witness my hand, at office, this 13th day of January 19 89.

My Commission Expires 5/13/89

Notary Public

(AFFIX SEAL)

_____ STATE OF TENNESSEE }
_____ COUNTY }

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that __he__ executed the within instrument for the purposes therein contained, and who further acknowledged that __he__ is the

_____
("attorney-in-fact" or "president" or "general partner")

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

(AFFIX SEAL)

WARRANTY DEED

FROM
Gregory W. Troupe and wife,
Joy W. Troupe

TO
Scott J. Strandell and wife,
Linda M. Strandell

This form compliments of:

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

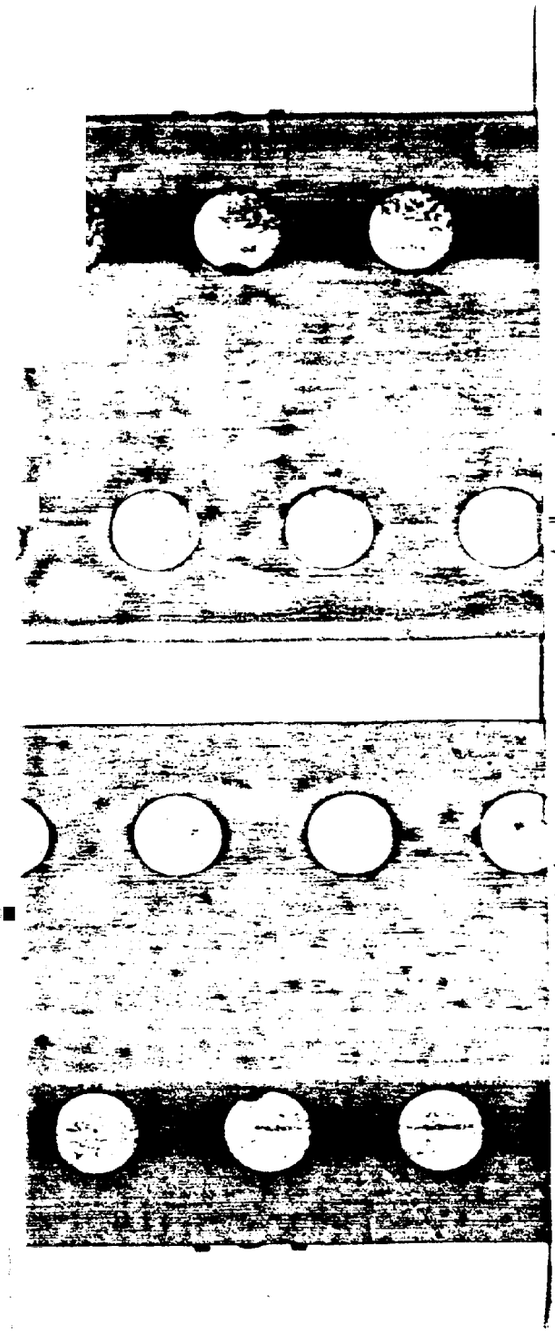
IDENTIFI REFERENCE

0 1 6 3 4

JAN 17 8 34 AM '89

FELIX Z WILKINS REGISTER
DAVIDSON COUNTY TN

6382 01/17 0101 03CHECK 283.37



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

RECEIVED OF _____

FOR _____

BOOK 7752 PAGE 104

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
				CAMT 83900.00
				CON TX 276.87
				PRFEE 0.50
				WDEED 6.00
				TOTAL 283.37
				CHECK 283.37
			01/17/89 01	08:36 0001 6382

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01634

IDENTIFICATION REFERENCE

JAN 17 8 36 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 173037