BOOK 7766 PAGE 580

THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
112 Long Hollow Pike, Suite 301
Goodlettsville, Tennessee 37072

4681 02/06 0101 03CHECK 244.10

WARRANTY DEED

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP/PARCEL
Ricky Lain 139 Bluegrass Drive Hendersonville, Tn 37075	NEW OWNER	Map 34-1B Parcel 3 GO 20583

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, CHRIS G. RAINEY, A SINGLE PERSON, hereinafter referred to as the "GRANTOR", has bargained and sold, and by these presents does hereby transfer and convey unto RICKY LAIN, A SINGLE PERSON, hereinafter referred to as the "GRANTEE", his heirs, successors and assigns, that certain tract or parcel of land located in DAVIDSON County, Tennessee, and described as follows, to-wit:

BEING Condominium Unit No. 3 on the Plan of Kimberly Court, a Horizontal Property Regime established by Master Deed of record in Book 6725, page 885, Register's Office for Davidson County, Tennessee, along with a one-seventh undivided interest in the common areas established by said Master Deed.

BEING the same property conveyed to CHRIS G. RAINEY, AN UNMARRIED PERSON, by deed from Kimberly, Ltd., a Tennessee limited partnership, of record in Book 6965, page 436, Register's Office for said County.

This conveyance is made subject to the following:

1. Taxes for the current year which have been prorated bewteen the parties and assumed by the GRANTEE herein.

2. The Master Deed of record in Book 6725, page 885, Register's Office for Davidson County, Tennessee and the plan attached thereto and labeled Exhibit D.

3. The By-laws for Kimberly Court of record in Book 6725, page 912, said Register's Office.

4. Memorandum of Lease by and between Chris G. Rainey, as Lessor, and Tenant Clearing, Inc., as Lessee, of record in Book 6969, page 79, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estates, title and interest thereto belonging to the said GRANTEE, his heirs, successors and assigns, forever.

And, GRANTOR does covenant with the said GRANTEE, that GRANTOR is lawfully seized and possessed of said land in fee simple, has a good right to convey it and warrants that the same is unencumbered, except as set forth above.

And GRANTOR further covenants and binds himself, his heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, his heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand on this the 2nd day of FEBRUARY, 1989.

CHRIS G. RAINEY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHRIS G. RAINEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, under oath, acknowledged that HE executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this (the 2nd day of FEBRUARY, 1989.

NOTARY PUBLIC

My Commission Expires: Jan 11, 1992

DEBORAH K. HOLT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

* * * * * * * * * *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $72,000.00.

Affiant

Sworn to and subscribed before me, this the 2nd day of FEBRUARY, 1989.

NOTARY PUBLIC

My Commission Expires: Jan 11, 1992

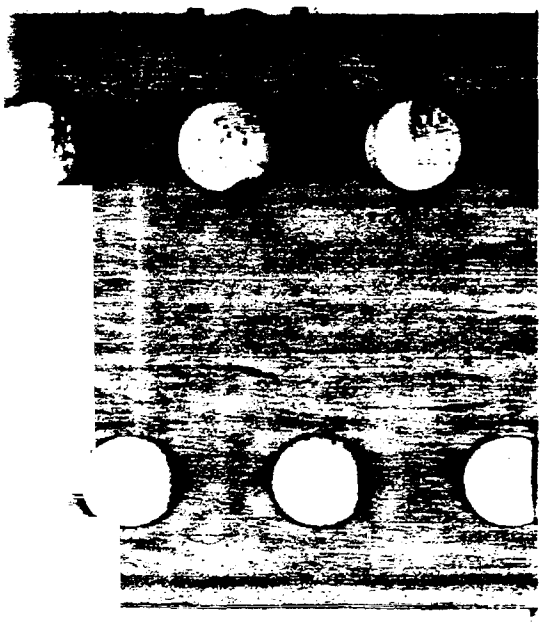
DEBORAH K. HOLT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

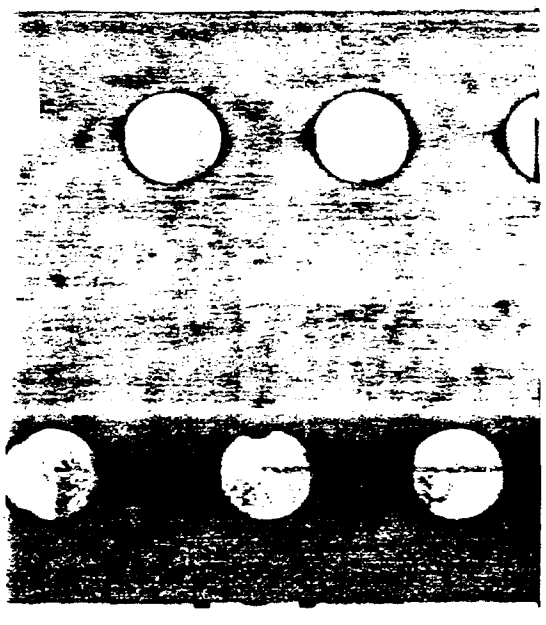
06892

TENNESSEE REGISTER

FEB 6 9 26 AM '89

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7766 PAGE 582

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	72000.00
CON TX	237.60
PRFEE	0.50
WDEED	6.00
TOTAL	244.10
CHECK	244.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/06/89 01 09:28 0001 4681

06892

IDENTIFICATION

Feb 6 9 26 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 179122