BOOK PAGE

Mar 21 3 51 PM '89

12 18330

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
424 Church Street
Suite 2800
Nashville, Tennessee 37219

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO.:
Third National Bank, Trustee under Agreement with H. Hill for Frances Caldwell	Same	Map 116-3F, Parcel 38
Trust & Investment Management Division		
P.O. Box 305110 Nashville, TN 37230-5110		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Sarah Brown Aylor (formerly Sarah J. Brown) and Jessie B. Brown, unmarried, hereinafter the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Third National Bank, Trustee, under Agreement with H. Hill for Frances Caldwell, hereinafter the GRANTEE, its successors and assigns, certain real property described as follows:

> Land in Davidson County, State of Tennessee, being Unit No. 238 on the Plan of Westchase Condominiums, Phase II, as of record in Book 6250, Page 43, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description. Being the same property conveyed to Sarah J. Brown and Jessie B. Brown, unmarried, by deed from Leader Enterprises, Inc. of record in Book 6539, Page 973, said Register's Office. Sarah J. Brown was married on November 15, 1986 and is now known as Sarah Brown Aylor.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever. And GRANTORS do covenant with the said GRANTEE that GRANTORS are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except for the following:

1. Current, nondelinquent real estate taxes.
2. Subject to all matters as shown on the Plan of record in Plat Book 6250, Page 43, Register's Office, Davidson County, Tennessee.
3. Subject to Master Deed, By Laws, Restrictions and Conditions of record in Book 6097, Page 266, said Register's Office, as amended in Book 6112, Page 677 and Book 6341, Page 380, said Register's Office, as

further amended in Book 6866, Page 362, said Register's Office.

And GRANTORS do further covenant and bind themselves, their successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors 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.

IN WITNESS WHEREOF, the GRANTORS have hereunto set their hands, this 21 day of March, 1989.

Sarah Brown Aylor
SARAH BROWN AYLOR
(formerly Sarah J. Brown)

Jessie B. Brown, by Sarah B. Aylor, attorney-in-fact
JESSIE B. BROWN, by
Sarah Brown Aylor, her
attorney-in-fact

The undersigned executes this Warranty Deed solely for the purpose of releasing his marital rights in and to the subject property.

Joshua F. Aylor
JOSHUA F. AYLOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. L. Moore, a Notary Public of said county and state, Sarah Brown Aylor (formerly Sarah J. Brown), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of March, 1989.

R. L. MOORE NOTARY PUBLIC AT LARGE TENNESSEE

R L Moore
Notary Public

My Commission Expires: Nov. 21, 1992

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. L. Moore, a Notary Public of said county and state, Sarah Brown Aylor, attorney-in-fact for Jessie B. Brown, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of March, 1989.

R. L. MOORE NOTARY PUBLIC AT LARGE TENNESSEE

R L Moore
Notary Public

My Commission Expires: Nov. 21, 1992

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. L. Moore, a Notary Public of said county and state, Joshua F. Aylor, the within named bargainor, 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.

Witness my hand, at office, this 21st day of March, 1989.

R. L. MOORE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

R L Moore
Notary Public

My Commission Expires: Nov. 24, 1992

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $122,000.00.

Thomas A. Allen
Affiant

Sworn to and subscribed before me this 21st day of March, 1989.

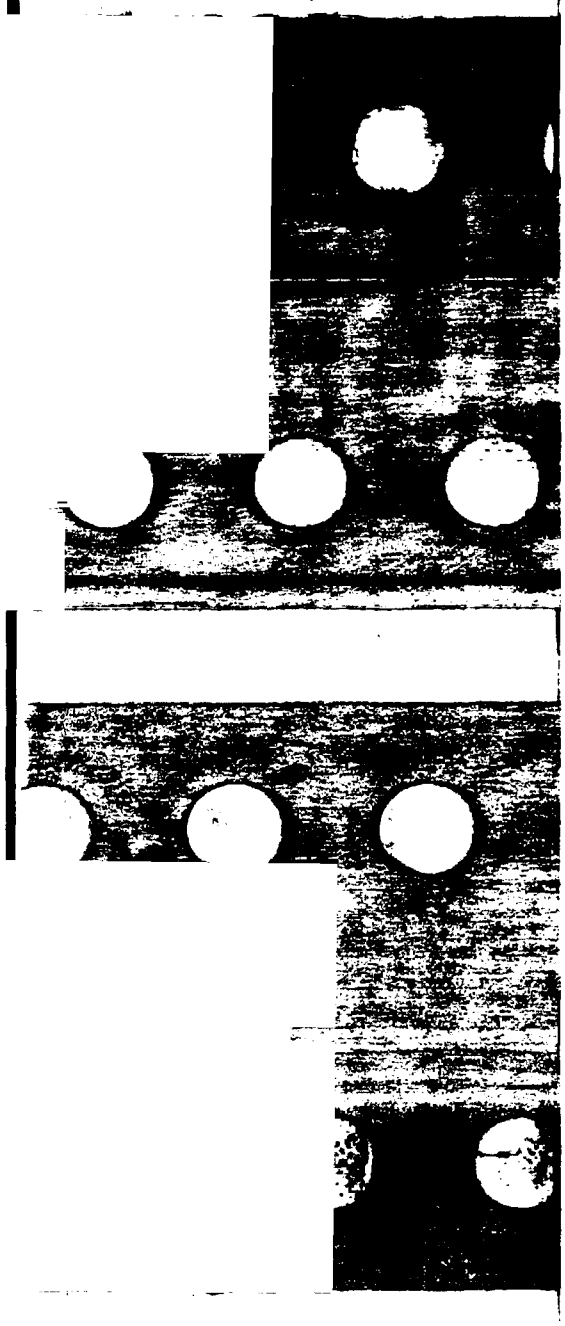
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Joshua F. Aylor
Notary Public

My Commission Expires: Nov 21, 1992

JA47

92 MAR 22 PM 03:08 412.10



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7798 PAGE 252

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 12200.00
ERR CO
CAMT 12200.00-
CAMT
122000.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

TX	402.60
PRFEE	0.50
WDEED	9.00
TOTAL	412.10
CHECK	412.10

03/21/89 01 15:58 0001 7914

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IDENTIFICATION REFERENCE

MAR 21 3 51 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TENN

No. 192421