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File Box 14
.G#5582

Box 14

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,565.00

Thomas K. Tegarden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 1989.

Notary Public:

MY COMMISSION EXPIRES: July 10, 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY		
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429		
NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas K. Tegarden (NAME)	Fidelity Federal Savings & Loan (NAME)	161-03-0-B-205CO
205 Point East Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	15DZ-62687
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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, WE, Point East Corporation,, a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas K. Tegarden and wife, Linda L. Tegarden

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:

Land in Davidson County, Tennessee, being Unit 205, on the plan of record in Book 6200, page 253 and shown on Exhibit C to Master Deed for Point East Office Association in Book 7308, page 901 and amended in Book 7340, page 727, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Point East Corporation, a Tennessee Corporation by deed from Edward A. Corlew, David W. Stephenson and William D. Hagewood as of record in Book 7035, page 293, said Register's Office.

This conveyance is made subject to:

The Plan of record in Book 6200, page 253, and Exhibit C to Master Deed in Book 7308, page 901, and amended in Book 7340, page 727, said Register's Office, shows an Owner's Certificate, and certain setback lines and easements.

The Premises herein insured is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest 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 building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed

*See Reverse side

This is unimproved ( ) improved (XX) property, known as 205 Point East Drive, Nashville, TN 37216
(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 his hand this 24th day of March, 19 89

Point East Corporation,, a Tennessee Corporation

By:
Edward A. Corlew, President Edward A. Corlew Pres.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared ~~Edward A. Corlew~~

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President _____ of the Point East Corporation, _____ a corporation, and that he as such President _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President _____.

Witness my hand and official seal at Nashville, Tenn., this 24th day of March, 19 89.

_____ Notary Public

Commission Expires July 10, 1990

2250 04/04/0101 03CHECK 265.88

WARRANTY DEED

FROM

Point East Corporation,, a Tennessee Corporation

TO

Thomas K. Tegarden and wife, Linda L. Tegarden

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

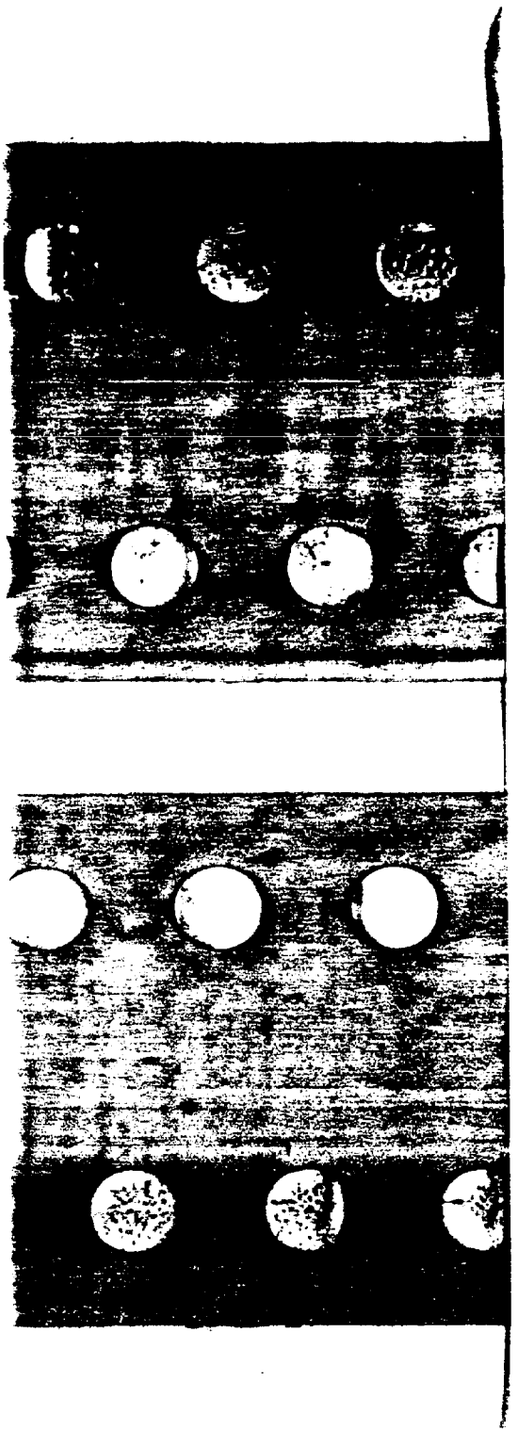
* establishing a Horizontal Property Regime of Point East Office Association, of record in Book 7308, page 901, amended in Book 7340, page 727, By-Laws in Book 7308, page 934.

Easement for Sanitary Sewer and/or Storm Drainage as of record in Book 5530, page 653, Book 4921, page 78, said Register's Office.

Lack of access to a controlled access highway bordering the property.

Apr 4 3 26 PM '89

21952



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 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	78565.00
CON TX	259.38
PRFEE	0.50
WDEED	6.00
TOTAL	265.88
CHECK	265.88

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0126 0001 2250

21952

IDENTIFICATION REFERENCE

APR 4 3 26 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 196685