mail

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

5811 05/12 0101 03CHECK 127.61

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel No.:
D.J. Johnson	Metro. Fed.	147-2-B
550 Harding Pl., A-117	Box 995	Parcel 17
Nashville, TN 37211	Nashville, TN 37202	

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, JOE EDWARD LYLE and wife, BRENDA C. LYLE ("Grantors") have this day bargained and sold, and do hereby transfer and convey to D.J. JOHNSON, ("Grantee"), his heirs, successors, and assigns, the following described land in Davidson County, Tennessee, to-wit:

UNIT A-117, 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 Elements 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 Joe Edward Lyle and wife, Brenda C. Lyle by deed from Town & Country Properties, Inc., of record in Book 6189, page 401, Register's Office for Davidson County, Tennessee.

This is improved property known as A-117 Caldwell Court Condominiums, 550 Harding Place, Nashville, Davidson County, Tennessee, 37211.

THIS conveyance is subject to a Deed of Trust of record in Book 6189, page 405, Register's Office for Davidson County, Tennessee; also subject to 1989 taxes which have been assumed by the grantee, and the Master Deed, By-Laws and Plat of Caldwell Court Condominiums of record in Book 6188, page 744.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, his heirs, personal representatives, successors and assigns, forever. Grantors covenants 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 for those exceptions listed in the schedule of exceptions to coverage in the title insurance policy furnished Grantee by Grantors insuring Grantee's interest in the above described property. The schedule of exceptions to such title insurance policy is by reference incorporated herein.

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

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 said real estate to said Grantee, his heirs, successors and assigns against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this 12th day of May, 1989.

Joe Edd Lyle
JOE EDWARD LYLE

Brenda C. Lyle
BRENDA C. LYLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 12TH day of MAY, 1989, before me personally appeared JOE EDWARD LYLE AND BRENDA C. LYLE 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:
My Commission Expires JAN. 23, 1993

William J. Wiseman
NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $36652.70.

AFFIANT

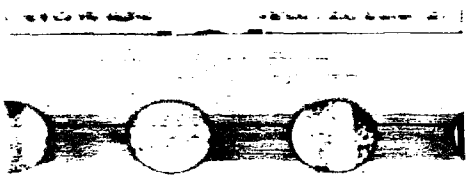
SUBSCRIBED TO AND BEFORE ME, THIS 12th DAY OF May, 1989.

Barbara M. Davenport
NOTARY PUBLIC

My Commission Expires: 11-10-91

3270 2

May 12 1 59 PM '89



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

RECEIVED OF _____

FOR _____

BOOK 7840 PAGE 417



CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

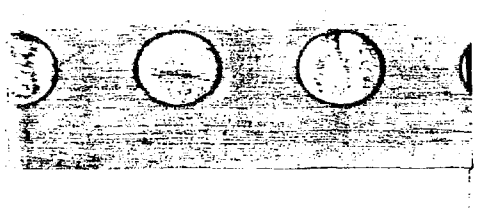
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			CAMT	36652.70
			CON TX	121.11
			PRFEE	0.50
			WDEED	6.00
			TOTAL	127.61
			CHECK	127.61
05/12/89	01		14:01 0001	5811



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



3270 2

MAY 12 1 59 PM '89

No. 209244