BOX 8/ch

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Neal Purcell c/o Peat Marwick Main & Company 245 Peachtree Center Avenue N. E. Suite 1900 Atlanta, GA 30043	SAME	104-12-B 126 00 24W 15368

WARRANTY DEED BOOK 7898 PAGE 769

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, William R. Ryan and wife, Mary Ann Ryan hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Neal Purcell hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 305, Building No. 2, on the Plan of Ashley Place, of record in Book 6200, Page 462, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to William R. Ryan and wife, Mary Ann Ryan, by deed from Fairfax Development Company, of record in Book 7313, Page 209, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6839, page 635, corrected in Book 6864, Page 85 and Book 6839, Page 649, said Register's Office.

5.28 I.S.

IDENTIFICATION

JUL 27 2 57 PM '89

FELIX Z WILSON JR REGISTER DAVIDSON COUNTY TN

9564 07/27 0101 03CHECK 280.57

This is (un)improved property, known as 2110 Portland Avenue No. 305, Nashville, TN 37212.

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, Grantee's heirs or assigns, forever; and Grantor covenants 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 the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 21 day of July, 19 89

Mary Ann Ryan

William R. Ryan

STATE OF ~~TENNESSEE~~ OHIO
COUNTY OF ~~Davidson~~ Clermont

On this 21 day of July, 19 89, before me personally appeared William R. Ryan and wife, Mary Ann Ryan, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

SHEILA J. PERRY
Notary Public, State of Ohio
My Commission Expires April 26, 1991

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7898 PAGE 770

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 82,900.00.

_____
Affiant

Subscribed and sworn to before me, this the 26th day of July, 1989.

My Commission Expires: 9-26-92

_____
Notary Public

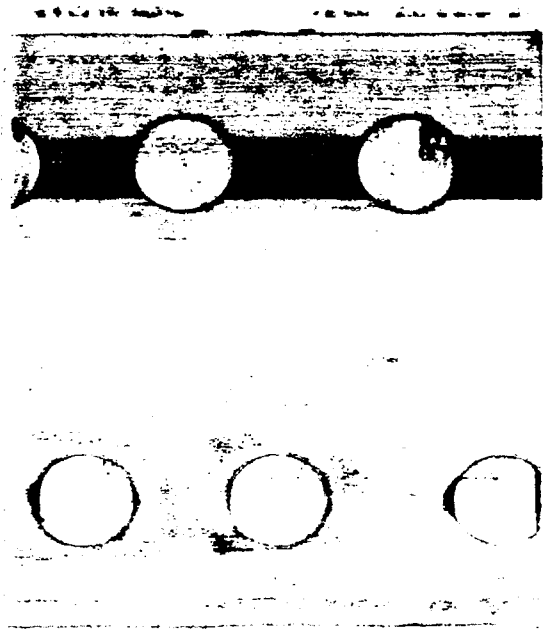
WARRANTY DEED

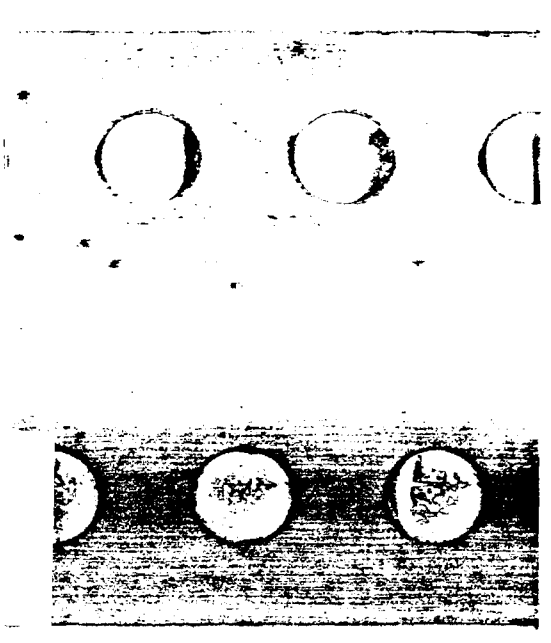
from:
William R. Ryan and wife, Mary Ann Ryan

to:
Neal Purcell

WILKINS & IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7898 PAGE 771

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 82900.00
CON TX 273.57
PRFEE 1.00
WDEED 6.00
TOTAL 280.57
CHECK 280.57

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 07/27/89 01 14:59 0001 9564

5 2 8 I 5

IDENTIFICATION REFERENCE

Jul 27 2 57 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 233180