BOOK 7911 PAGE 164

THIS INSTRUMENT PREPARED BY:
Andrew B. Gibson, Jr.
Suite 202, Noel Place
200 Fourth Avenue North
Nashville, Tennessee 37201

56441

IDENTIF. TREFERENCE

AUG 9 3 56 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

RUSH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $34,149.18.

Michael R. Thrasher
AFFIANT

Subscribed and sworn to before me this 9th day of August, 1989.

NOTARY PUBLIC
My Commission Expires: 5-8-91

WARRANTY DEED

ADDRESS OF NEW OWNER:
John Tanner and wife,
Theresa Tanner
Unit F-115
Caldwell Court Condominiums
550 Harding Place
Nashville, TN 37211

SEND TAX BILLS TO:

Metropolitan Federal Savings
& Loan Association
P. O. Box 8886
Nashville, Tennessee 37202

MORTGAGEE:

Metropolitan Federal Savings
& Loan Association

Map and Parcel No.:
147-2-B

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by the herein named Grantees, and other good and valuable considerations including, but not limited to the assumption of a Deed of Trust of record in Book 6189, page 245, Register's Office for Davidson County, Tennessee, payable to Town & Country Properties, Inc., said underlying debt having been assigned to Metropolitan Federal Savings & Loan Association, in the original principal sum of $35,400.00, which Grantees hereby assume and agree to pay the unpaid principal balance, all of which the receipt is hereby acknowledged;

I, Michael R. Thrasher, unmarried, have bargained and sold, and by these presents do transfer and convey to John Tanner and

wife, Theresa Tanner, the GRANTEES herein, their heirs and assigns forever, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

Unit F-115, 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 Michael R. Thrasher, unmarried, by deed of record in Book 6189, page 241, Register's Office of Davidson County.

THIS IS IMPROVED PROPERTY KNOWN AS: Unit F-115, Caldwell Court Condominiums, 550 Harding Place, Nashville, Tennessee 37211.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto to the said Grantees, their heirs, successors and assigns forever.

And I do covenant with the said Grantees that I am 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 I further covenant and bind myself, my 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.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Grantees, by acceptance of this Deed, hereby join in and accept, and agree to be bound by the foregoing instruments creating Caldwell Court Condominiums and Caldwell Court Condominium Association, Inc. Grantees further agree hereby to pay all assessments, whether special or general, which are levied by Caldwell Court Condonimiuns Association, Inc. in connection with Caldwell Court Condominiums. Grantees specifically consent 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.

IN WITNESS WHEREOF, the parties have executed this instrument on this 9 day of August, 1989.

MICHAEL R. THRASHER, unmarried

JOHN TANNER

THERESA TANNER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael R. Thrasher, the 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 and official seal at Nashville, Tennessee, this 9th day of August, 1989.

NOTARY PUBLIC

My Commission Expires:
5-8-1991

STATE OF TENNESSEE
COUNTY OF DAVIDSON

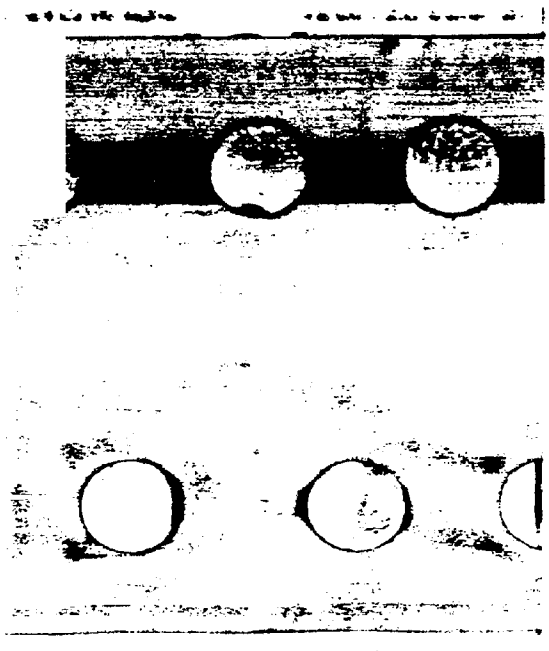
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Tanner and wife, Theresa Tanner, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

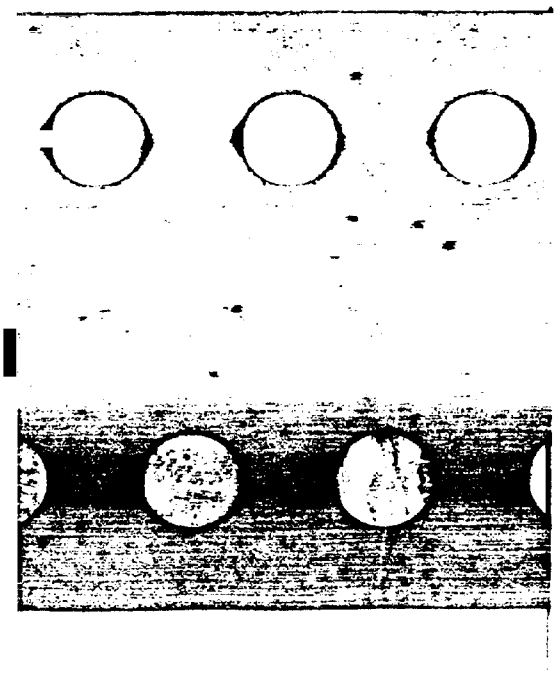
WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of August, 1989.

NOTARY PUBLIC

My Commission Expires:
5-8-1991

4097 08/09 0101 03CHECK 122.53





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7911 PAGE 167

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 34149.18	
			CON TX 112.53	
			PRFEE 1.00	
			WDEED 9.00	
			TOTAL 122.53	
			CHECK 122.53	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/09/89 01 15:58 0001 4097

56441

IDENTIF. REFERENCE

AUG 9 3 56 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 237389