Box 58

BOOK 7969 PAGEE 368

SPECIAL WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
COMBOS & LAWLESS, P.C.
23 Floor, First American Center
Nashville, Tennessee 37238-0057

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,500.00.

David H. Montague
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF OCTOBER, 1989.

Ann B. Waddell
Notary Public

My Commission Expires:
5-20-92

77092

IDENTIF. TREFERENCE

Oct 27 9 53 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILL:	MAP-PARCEL NUMBER
David H. Montague Donna Montague 114 Forrest Place Nashville, Tennessee 37215	First American National Bank P.O. Box 241954 Memphis, TN 38124-1954	Map 131-5-C Parcel 114 CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FIRST AMERICAN NATIONAL BANK, NASHVILLE, TENNESSEE, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID H. MONTAGUE and wife, DONNA MONTAGUE, HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

See Attached Exhibit "A" for Legal Description

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 GRANTEE that we are lawfully seized and possessed of said land, 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 specially warrant and defend the title to the said land only to the extent and from the date the GRANTOR acquired the subject property, to the said GRANTEE his heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 25th day of October, 1989.

FIRST AMERICAN NATIONAL BANK,
NASHVILLE, TENNESSEE

By: McCoy C. Zachry

Its: S.V.P.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, McCoy C. Zachry with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Sr. Vice President of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 25 day of Oct, 1989.

Commission Expires: 5/20/92

Ann B. Waddell
Notary Public

NOTARY PUBLIC

SWARDEED.1

EXHIBIT "A"

A part of the Hillsborough Condominium tract as shown on a plat of record in Book 6250, page 699, Register's Office for Davidson County, Tennessee, said part hereby conveyed being:

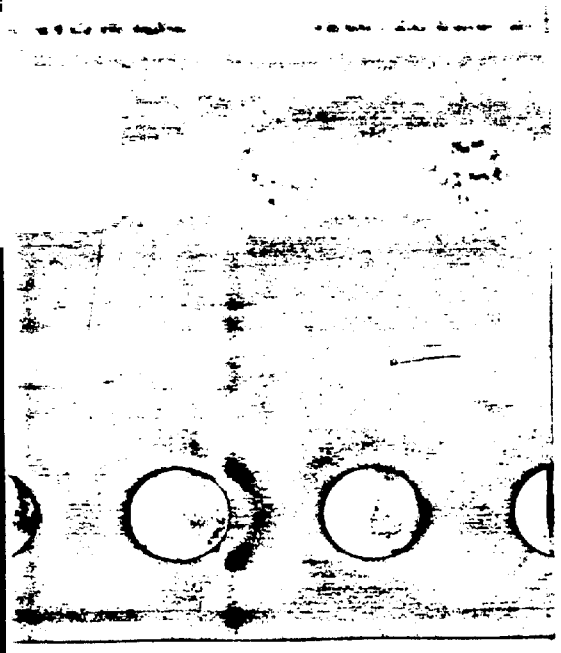
Unit 114 on the section plat, as shown in the described by the Master Deed Establishing a Horizontal Property Regime with respect to The Hillsborough Condominiums, including the plan and the Administrative By-Laws thereunto attached and exhibited of record in Book 6822, page 721, Register's Office for Davidson County, Tennessee.

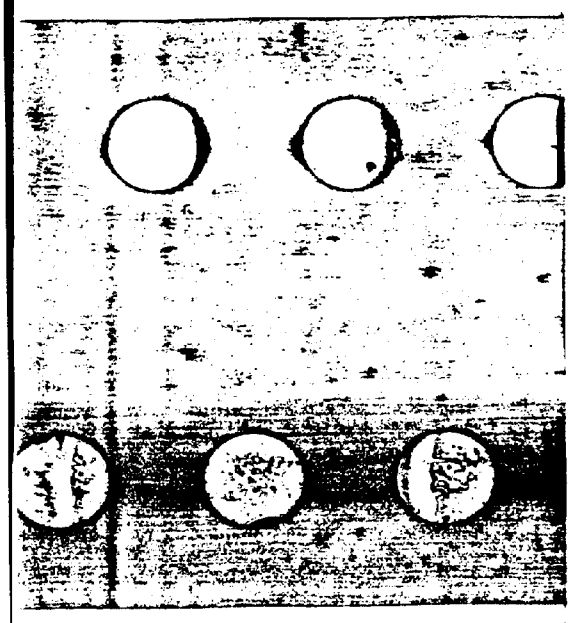
Together with each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in said Master Deed, Plan and Administrative By-Laws, including with limitation such units undivided percentage interest in the land and general common elements.

Subject, however, to all of the provisions, conditions, restrictions, options, burdens and undertakings contained in the Master Deed, the Plan and Administrative By-Laws thereunto attached and the rules and regulations, all of which the Buyer does assume and agrees to observe and perform, including, but not limited to the payment of assessments.

Being part of the same property conveyed to First American National Bank of Nashville n/d/b/a First American National Bank, Nashville, Tennessee, by Trustee's Deed from Justin P. Wilson, Successor Trustee, of record in Book 7501, page 341, Register's Office for Davidson County, Tennessee.

9401 10/27 0101 03CHECK 529.75





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7969 PAGE 371

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	
				157500.00
			CON TX	519.75
			PRFEE	1.00
			WDEED	9.00
			TOTAL	529.75
			CHECK	529.75
10/27/89	01	09:55	0001	9401

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

77092

IDENTIF. REFERENCE

OCT 27 9 53 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 261511