BOOK 7999 PAGE 69

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $71,000.00

Patricia M. Ramsey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 1st DAY OF December, 1989

Notary Public

MY COMMISSION EXPIRES: October 9, 1993

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd., Suite 105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Patricia M. Ramsey (NAME)	Park Avenue Mortgage Co., Inc. (NAME)	086-11-0-A
405 Raintree Place (STREET ADDRESS OR ROUTE NUMBER)	50 Century Blvd. Suite 200 (STREET ADDRESS)	069.00 CO
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	04D 89076

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, William P. Leake and wife, Gerry S. Leake

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia M. Ramsey, unmarried

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:

Being Unit No. 3, Building of Raintree Village, a horizontal property regime established by Master Deed of Record in Book 4753 at Page 140, and amended in Book 4980 at Page 378, and as shown on the Plat of Hermitage Woods Condominium Apartments, Phase II and II-A, of record in Book 4675 at Pages 36 through 38, revised in Book 4860 at Pages 62 through 64, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description. Garage No. 10-3-G is a limited common element for the exclusive use of the occupant of said unit.

Being the same property conveyed to William P. Leake and wife, Gerry S. Leake by deed of record in Book 6978, Page 141, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

2011 12/05 0101 03CHECK 241.30

87 1 56

IDENTIF. REFERENCE

Dec 5 2 41 PM '89

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.

This is unimproved ( ) improved (X) property, known as 405 Raintree Place, Hermitage, TN 37076
(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 our hands this 1st day of December, 1989

William P. Leake

Gerry S. Leake

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William P. Leake and wife, Gerry S. Leake

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 Antioch, Tennessee, this 1st day of December, 19 89.

Lori Stephens Notary Public

Commission Expires October 9, 1991

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

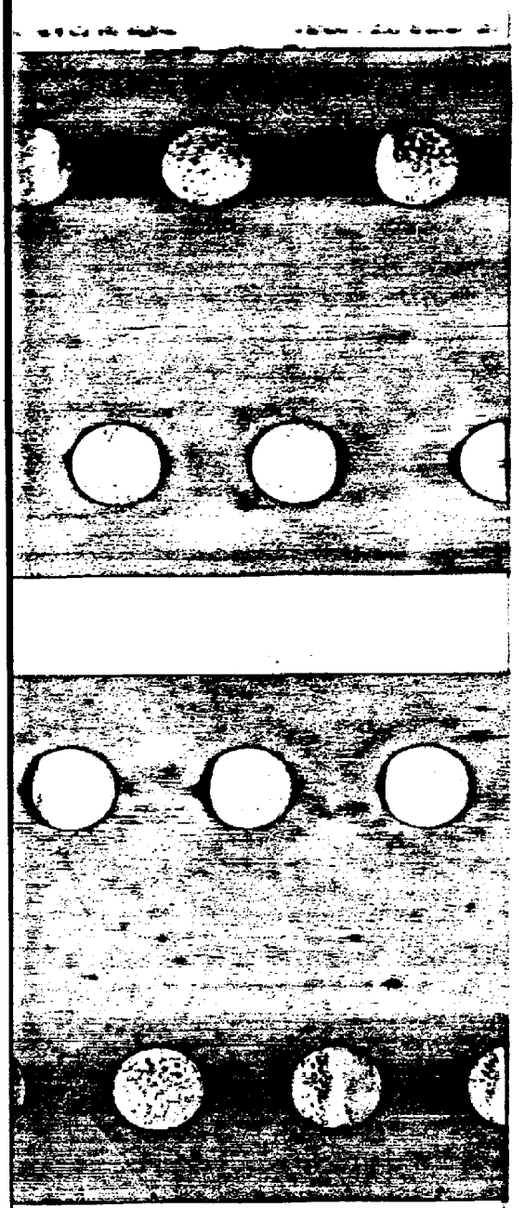
Commission Expires _____

WARRANTY DEED

FROM
William P. Leake and wife, Gerry S. Leake

TO
Patricia M. Ramsey, unmarried

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697



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 71000.00
CON TX 234.30
PRFEE 1.00
WDEED 6.00
TOTAL 241.30
CHECK 241.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/05/89 01 14:41 0001 2011

87156

IDENTIF. REFERENCE

DEC 5 2 41 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 273211