STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,900.00

J. Scott Wilson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF January 19 90

Notary Public

MY COMMISSION EXPIRES January 11, 1992
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Jordan and Associates., One Burton Hills Blvd, Ste.220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
J. Scott Wilson (NAME)	Sears Mortgage Corporation (NAME)	131-05-0-B
329 Summit Ridge Circle (ADDRESS)	2500 Lake Cook Road, (ADDRESS)	329CO
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Riverwoods, Illinois 60015 (CITY) (STATE) (ZIP)	

FOR AND 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, Elizabeth B. Ballantyne and James Ballantyne, III

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Scott Wilson, a single person

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:

Unit No. 329 as shown on the Plan of Four Seasons, a Condominium Development, together with an undivided percentage interest in the Common Elements appurtenant to said unit, as set forth in the Master Deed establishing Four Seasons, a Condominium, of record in Book 6841, page 349, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Elizabeth B. Ballantyne and James Ballantyne, III by deed from Four Seasons Associates, Inc., a Tennessee Corporation of record in Book 6957, page 804, Register's Office, Davidson County, Tennessee.

Elizabeth B. Ballantyne also known as Elizabeth B. Ballantyne Froderman, having since married.

Troy Froderman signing to release any marital rights he may have in the property.

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings ect. contained in the Master Deed of record in Davidson said Register's Office.

unimproved ( )
This is improved (X) property, known as 329 Summit Ridge Circle, Nashville, TN 37215
(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 3rd day of January 19 90

Elizabeth B Ballantyne by Troy A. Powell Attorney-in-Fact
Elizabeth B. Ballantyne

James Ballantyne III by Troy A. Powell Attorney in Fact
James Ballantyne, III

Elizabeth Froderman by Troy A. Powell Attorney in Fact
Elizabeth Froderman

Troy Froderman by Troy A. Powell Attorney-in-Fact
Troy Froderman

DCTN01W 12/88 First Data Systems, Inc 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor_____; with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this_____day of _____ 19_____ .

Commission expires_____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared_____ and_____ with whom I am personally acquainted and who upon_____ oath(s) acknowledged_____to be the _____ and_____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and_____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said_____ as such_____, and attesting the same by the said_____ as such_____.

Witness my hand and official seal at office at_____on this the_____ day of _____ 19_____ .

My commission expires_____ _____

Notary Public

STATE OF TENNESSEE
COUNTY of DAVIDSON

On this 3rd day of January, 1990, before me personally appeared Tracy Powell, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of James Ballantyne, III, Elizabeth Froderman, and Troy Froderman as their attorney in fact and acknowledged that he executed the same as the free act and deed of said James Ballantyne, III, Elizabeth Froderman, and Troy Froderman.

Notary Public

My commission Expires: 1/11/92

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

94601

IDENTIFICATION REFERENCE

JAN 8 11 29 AM '90

DAVIDSON COUNTY, TN

MAR ENT

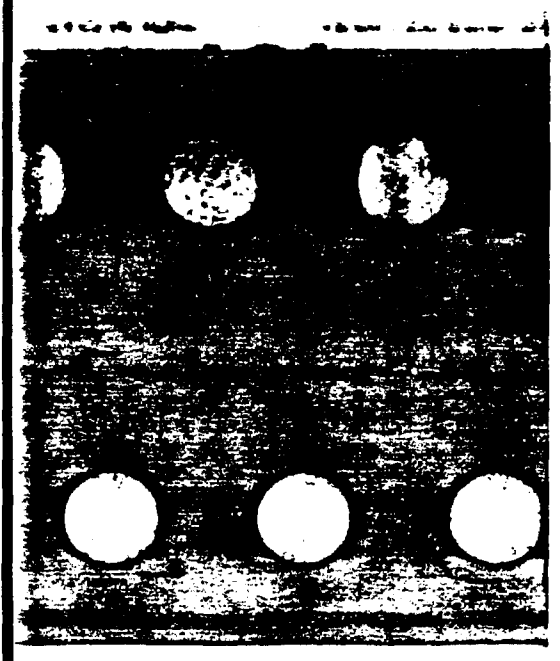
0994 01/08 0101 03CHECK 237.67

WARRANTY DEED

FROM
Elizabeth B. Ballantyne
James Ballantyne, III

TO
J. Scott Wilson

RETURN TO:
John M. Jordan, Atty.
One Burton Hills Blvd , Ste. 220
Nashville, Tn 37215



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

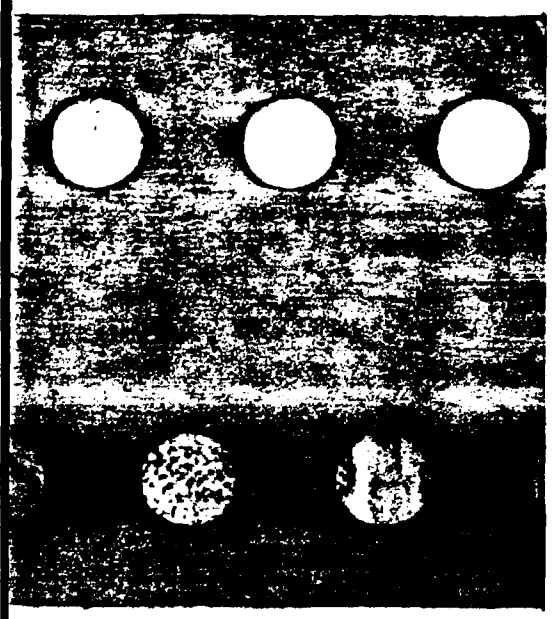
BOOK 8021 PAGE 106

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 69900.00
CON TX 230.67
PRFEE 1.00
WDEED 6.00
TOTAL 237.67
CHECK 237.67

01/08/90 01 11:30 0001 0994



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94607

IDENTIFICATION REFERENCE

JAN 8 11 29 AM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 232137