FILE NO. 25570 FILE BOX "7"

FORM NO. WD-1

BOOK 8025 PAGE 828

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,135.14

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF JANUARY, 19 90

Notary Public

MY COMMISSION EXPIRES: 11-26-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TST INVESTMENTS (NAME)	CHEMICAL MORTGAGE COMPANY (NAME)	MAP 142 [illegible] C
P.O. Box 210673 (STREET ADDRESS OR ROUTE NUMBER)	101 East Town Street (STREET ADDRESS)	PAR 119 CO
Nashville, TN. 37221 (CITY) (STATE) (P.O. ZIP)	Columbus, Ohio 43215 (CITY) (STATE) (ZIP)	9D 79864

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, SARAH P. FLEMING, an unmarried person,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TST INVESTMENTS

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:

LAND in Davidson County, Tennessee, being Unit No. 119 in Breckenridge, A Condominium, as described in the Master Deed establishing a Horizontal Property Regime for Breckenridge, as of record in Book 6808, Page 45, Register's Office for Davidson County, Tennessee along with an undivided interest in the Common Elements as specified therein, And subject to all terms, convenants and conditions set forth in such Master Deed.

BEING the same property conveyed to Sarah P. Fleming, an unmarried person, by deed from Steve Hulen and wife, Janice Hulen and John R. Hulen and wife, JoAnn Hulen, of record in Book 7448, page 921, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to ATLANTIC COAST MORTGAGE COMPANY, of record in Book 7448, page 924, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. SAID LOAN IS NOW WITH CHEMICAL MORTGAGE COMPANY.

This is unimproved / improved XX property, known as 119 Hicks Road, Breckenridge Condominiums, Nashville, TN. 3722
(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 my hand this 12th day of January, 19 90

Sarah P. Fleming

SARAH P. FLEMING

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STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named SARAH P. FLEMING, an unmarried person,

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of January, 1990.

Janet S. Oakes Notary Public

Commission Expires 11-21-92

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

TO

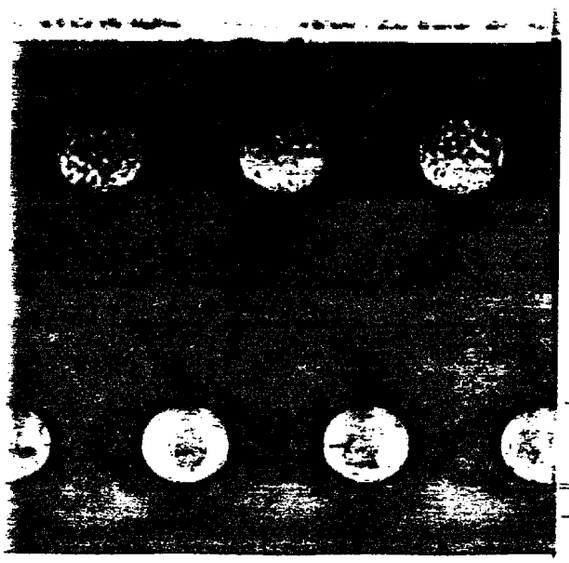
IDENTIFICATION REFERENCE

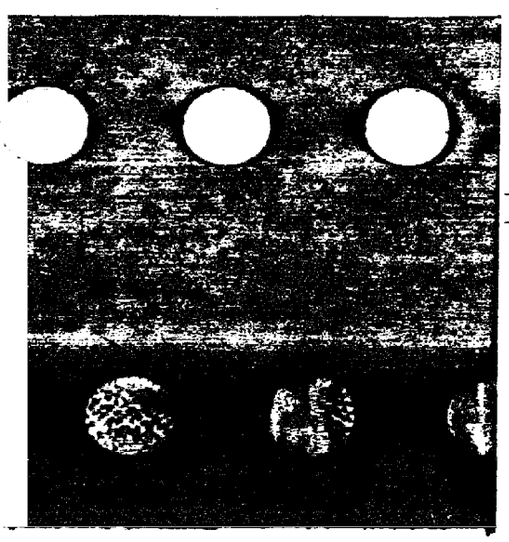
96406

JAN 16 11 09 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3145 01/16 0101 03CHECK 254.83





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 7515.14
				CON TX 247.83
				PRFEE 1.00
				MDEED 6.00
				TOTAL 254.83
				CHECK 254.83
01/16/90	01			11:09 0001 3145

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.6.4.0.6.

IDENTIFI REFERENCE

JAN 16 11 09 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 284257