FILE BOX 3

This instrument prepared by:
Sarah Elizabeth Jones
Attorney at Law
16th Floor, First American Center
Nashville, Tennessee 37237-1607

SPECIAL WARRANTY DEED

BOOK 8044 PAGE 381

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ridgewood Development, Inc.	Same	75-8-A
(NAME) 103 Forest Hills Circle	(NAME)	Parcel 57 4D-91615
(STREET ADDRESS OR ROUTE NUMBER) Dickson Tennessee 37055	(STREET ADDRESS)	
(CITY) (P.O. ZONE) (STATE)	(CITY) (P.O. ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Thirty Four Thousand Eighty Four and 89/100 Dollars ($34,084.89), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, FIRST AMERICAN NATIONAL BANK (hereinafter "Grantor") has this day bargained and sold, and does hereby transfer and convey unto the said Ridgewood Development, Inc., (hereinafter, jointly and severally, "Grantee"), their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Unit 163 Brooke Castle Condominiums of record in Plat Book 6250, page 627 as amended by instrument of record in Plat Book 6727, page 762, Register's Office for Davidson County, Tennessee, to which plat reference is herby made for a more complete and accurate legal description.

BEING the same property conveyed to First American National Bank by Successor Trustee's Deed from Guaranty Title Company, Successor Trustee, of record in Book 8014, page 813, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements and restrictions of record, including, but not limited to Restrictive Covenants of record in Book 6519, page 747, and Book 6727, page 762, said Register's Office.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $ 34,084.89. Subscribed and sworn to before me, this the 9TH day of FEBRUARY, 1990.

Affiant

My Commission expires: 7-13-91
(Affix Seal)

Notary Public

Improved property, known as: 163 Brooke Castle Drive, Hermitage, Tennessee 37067

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, their heirs and assigns forever, and Grantor covenants that it is lawfully seized and possessed of said real estate, has a good right to convey it, and that the same is unencumbered except for all existing easements and restrictions of record.

Grantor further covenants and binds itself, its heirs, successors and representatives, to warrant and forever defend the title to said real estate only to the extent and from the date Grantor acquired the subject real estate, to said Grantee, their successors, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 9 day of February, 1990, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officer on said day and date.

FIRST AMERICAN NATIONAL BANK

By: Harry Gross

Its: Asst. Vice President

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public for the State and County aforesaid, personally appeared Harry Gross, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged him self to be Assistant Vice President of First American National Bank, the within named bargainor, a corporation, and that he as such Assistant Vice President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as Assistant Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this 9th day of February, 1990

NOTARY PUBLIC

My commission expires:

7-13-91

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FILED

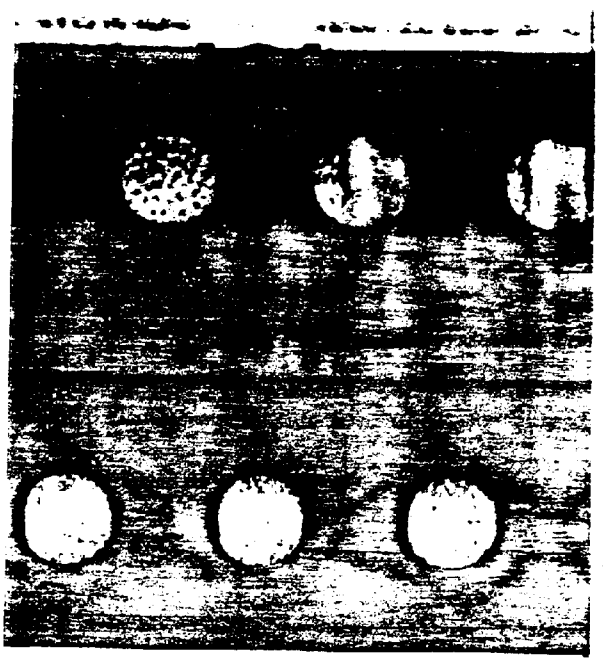
0340 5

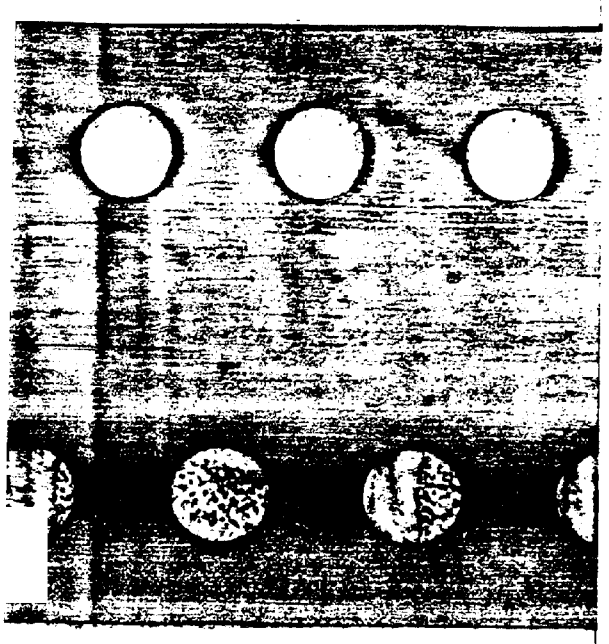
IDENTIF. TREFERENCE

FEB 13 8 10 AM '90

DAVIDSON COUNTY TN.

2322 02/13 0101 03CHECK 119.53





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

RECEIVED OF _____

FOR _____

BOOK 8044 PAGE 383

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	34084.89
			CON TX	112.53
			PRFEE	1.00
			WDEED	6.00
			TOTAL	119.53
			CHECK	119.53
02/13/90	01		08:09 0001	2322

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03405

IDENTIF. TREFERENCE

FEB 13 8 10 AM '90

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 292327