PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road,
P.O. Box 150157
Nashville, Tennessee 37215-0157
Dav. Co. File: Box 8:
W & I Ref. (ch) (Title No:)

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 79000.00

Affiant

Sworn and subscribed before me this 28th day of February, 1990.

Notary Public

My Comm. Expires: 9/26/92

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER:
Billy Joe Royal
4487 Post Place Unit #105
Nashville, TN 37205

MORTGAGEE:

MAP-PARCEL NUMBERS
103-15-C 105 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Mary Ann McCready, a single person,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Billy Joe Royal, a single person,** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 105 on the plan of Lions Head Condominium Apartments, of record in Book 5200, page 82, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Mary Ann McCready, unmarried, by deed from Susan Elaine Binford, unmarried, and Charles M. Binford and wife, Jean D. Binford of record in Book 5713, page 690, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5340, Page 70, Book 5340, page 121 and Book 5342, page 683, said Register's Office.

07385
IDENTIF. REFERENCE
MAR 1 1 48 PM '90
DAVIDSON COUNTY T.R.

8457 03/01 0101 03CHECK 267.70

This is improved property, known as: 4487 Post Place Unit #105, Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of February, 1990.

Mary Ann McCready

State of Tennessee
County of Davidson

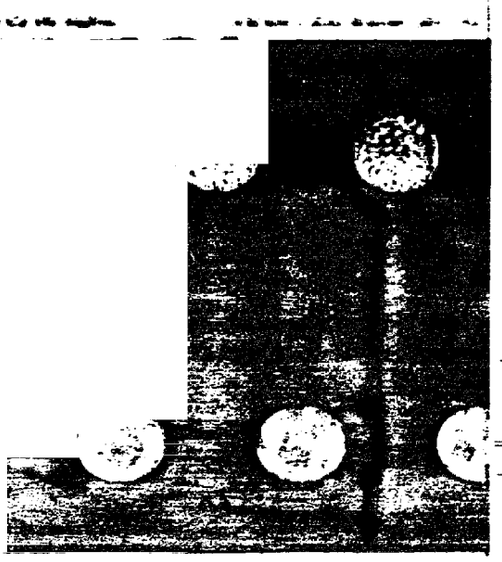
On this 28th day of February, 1990, before me the undersigned authority, personally appeared Mary Ann McCready, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

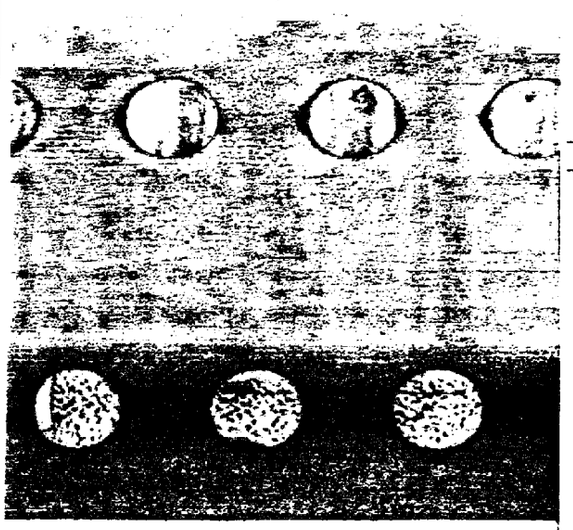
My Commission Expires: 9/26/92

Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

W & I: 1269





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

RECEIVED OF _____

FOR _____

BOOK 8055 PAGE 402

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	79000.00
CON TX	260.70
PRFEE	1.00
WDEED	6.00
TOTAL	267.70
CHECK	267.70

03/01/90 01 13:47 0001 8457

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07385

IDENTIF. REFERENCE

MAR 1 1 48 PM '90

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 296974