Box 8

BOOK 8065 PAGE 775

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. (pb) (Title No: 30040)

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

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 135000.00

Karen D Stephenson
Affiant

Sworn and subscribed before me this 13th day of March, 1990.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Karen Diane Stephenson
4102 Ashley Park Drive
Nashville, TN 37205

MORTGAGEE:
Same

MAP-PARCEL NUMBERS
116-03-G004CO
07DA 92553

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 **Edward G. Walker III, unmarried and Nancy Walker Stanberry,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Karen Diane Stephenson, 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. 4102 on the plan of Ashley Park Condominiums as shown as Exhibit "B" to the Master Deed, of record in Book 7128, page 29, Register's Office for said County.

Being the same property conveyed to Edward G. Walker, III, unmarried and Nancy Walker Stanberry, as joint tenants with full rights of survivorship, by quitclaim deed from Ronald E. Underwood, Trustee, of record in Book 7908, page 355, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictions, easements, liens, and other matters set forth in the Master Deed and By-Laws of record in Book 7128, page 29, Register's Office for said County.

Edward G. Walker, III and Edward Glenn Walker, III, being one and the same person.

This instrument is executed on behalf of Nancy Walker Stanberry by Edward Glenn Walker III, as her Attorney in Fact pursuant to a recorded Power of Attorney of record in Book 7849, page 829, Register's Office for Davidson County, Tennessee. The affidavit of said Attorney in Fact is attached as an exhibit to this deed and incorporated herein by reference.

This is improved property, known as: 4102 Ashley Park Drive, 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 13th day of March, 1990.

Edward G. Walker III

Nancy Walker Stanberry by EGW
Nancy Walker Stanberry
By: Edward Glenn Walker III, Atty in Fact

State of Tennessee
County of Davidson

On this 13th day of March, 1990, before me the undersigned authority, personally appeared Edward G. Walker III, 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 he executed the same as his free act and deed.

My Commission Expires: 9/26/92

Notary Public

W & I 1200

State of Tennessee
County of Davidson

Personally before me, the undersigned, a Notary Public in and for said County and State, the within named Edward Glenn Walker, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Nancy Walker Stanberry as her Attorney in Fact, as the free act and deed of the within named Nancy Walker Stanberry. Witness my hand and official seal at Nashville, TN, this 13th day of March, 1990.

My Commission Expires: 9/26/92

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

W & I 1200

STATE OF Tennessee

COUNTY OF Davidson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability or incapacity.

Further the Affiant saith not.

Edward Glenn Walker

Affiant

Edward Glenn Walker III

Sworn to and subscribed before me this 13th day of March, 1990.

Notary Public

My Commission Expires: 9/26/92

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

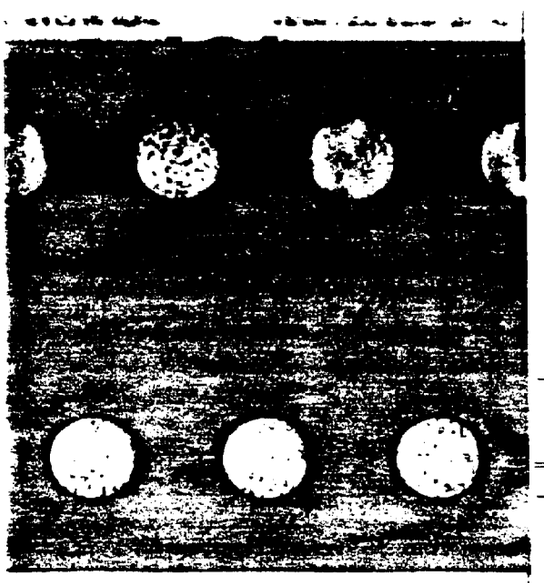
DAVIDSON COUNTY TN.

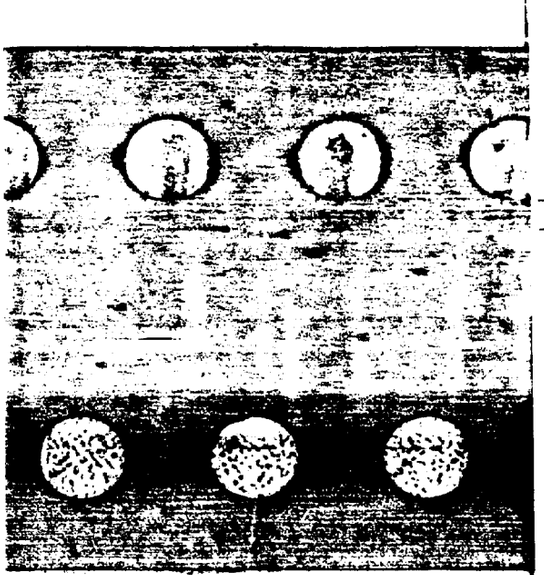
MAR 15 2 39 PM '90

IDENTIF. TREFERENCE

1 1 1 7 5

2886 03/15/90101 03CHECK 452.50





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 135000.00
CON TX 445.50
PRFEE 1.00
MDEED 6.00
TOTAL 452.50
CHECK 452.50

03/15/90 01 14:37 0001 2886

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

REFERENCE

Mar 15 2 39 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 301349