BOOK 8068 PAGE 828

SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Arnold L. Foster
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF March, 1990

Patricia Nuckolls
Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
RICHARD A. NORTHCUTT - 25 CENTURY BLVD., SUITE 202 - NASHVILLE, TN 37214

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Arnold L. Foster (NAME)	Security Financial and Mortgage Corporation (NAME)	75-8-0-A
209 Tulip Grove Road (STREET ADDRESS OR ROUTE NUMBER)	12444 Powerscourt Dr., Suite 140 (STREET ADDRESS)	12CO
Hermitage, TN 37076 (CITY) (STATE) (P.O ZIP)	St. Louis, MO 63131 (CITY) (STATE) (ZIP)	04D91570

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, Citicorp Mortgage, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Arnold L. Foster and wife, Clarice K. Foster

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.

A certain condominium unit in Davidson County, Tennessee, described as follows: Unit No. 110 in a horizontal property regime as shown on the condominium site plan of Brooke Castle Condominiums, as of record in Plat Book 6250, page 156, as amended subsequently, Register's Office Davidson County, Tennessee.

Being the same property conveyed to Citicorp Mortgage, Inc. by deed from Dyke Tatum, Substitute Truste, of record in Book 7811, page 777, said Register's Office.

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 46-2701 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 etc. contained in the Master Deed of record in Book 6519, page 747, said Register;s office

1 2 3 1 6

IDENTIF. REFERENCE

MAR 21 8 51 AM '90

DAVIDSON COUNTY TN.

4201 03/21 0101 03CHECK 122.50

This is unimproved ( ) improved (XX) property, known as 209 Tulip Grove Road, Hermitage, TN 37076
(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 heir 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 covey 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. WHEN CLAIM IS BY THROUGH, OR UNDER GRANTOR BUT NOT OTHERWISE.

Witness our hand this 15th day of March, 19 90

Citicorp Mortgage, Inc.

By: Joseph Leahy, Asst. Vice President

MICHELLE SYGERG, ASST. SECY

STATE OF TENNESSEE
COUNTY OF

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

_____

_____ (or proved to me on the basis of satisfactory evidence

the bargainor _____, with whom I am personally acquainted/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 MISSOURI
COUNTY OF ST. LOUIS

Before me, MARGIE GILLILAND a Notary Public within and for the State and County aforesaid, personally appeared Joseph Leahy, Asst. Vice President and Michelle Syberg, Asst. Secretary with whom I am personally acquainted/and who (or proved to me on the basis of satisfactory evidence) upon (their several oaths/his oath) acknowledged (themselves/himself) to be the ASSISANT VICE PRESIDENT and ASSISTANT SECRETARY respectively of the Citicorp Mortgage, Inc. the within named bargainor, and corporation, and that (he/they) as such ASSISTANT VICE PRESIDENT and ASSISTANT SECRETARY being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said JOSEPH LEAHY as such ASSISTANT VICE PRESIDENT, and attesting the same by the said MICHELLE SYBERG as such ASSISTANT SECRETARY

Witness my hand and official seal at office at Citicorp Mortgage, Inc. on this the 15th day of MARCH 19 90

My commission expires _____

MARGIE GILLILAND
NOTARY PUBLIC STATE OF MISSOURI
ST. CHARLES COUNTY
MY COMMISSION EXP. FEB. 15,1994

X Margie Gilliland
Notary Public

SEAL OF MISSOURI

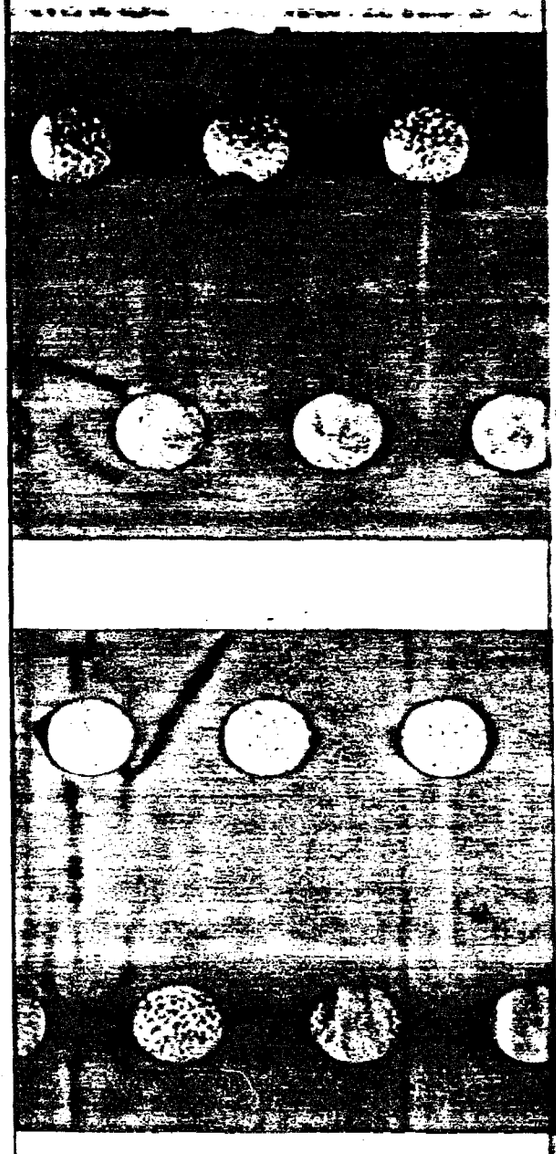
SPECIAL WARRANTY DEED

FROM
Citicorp Mortgage, Inc.

TO
Arnold L. Foster
Clarice K. Foster

RETURN TO:
METROPOLITAN ESCROW, INC.
25 Century Blvd., Suite 202
Nashville, TN 37214

RICHARD A. NORTHCUTT
ATTORNEY-AT-LAW
25 Century Blvd., Suite 202
Nashville, TN 37214



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	35000.00
			CON TX	115.50
			PRFEE	1.00
			WDEED	6.00
			TOTAL	122.50
			CHECK	122.50
03/21/90	01		08:50 0001	4201

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

U 2316

IDENTIF. T REFERENCE

MAR 21 8 51 AM '90

DAVIDSON COUNTY TN.

No. 302642