This instrument prepared from information furnished by parties.

BOOK 8112 PAGE 866

FILE BOX 24

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,500.00

Carole R. Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF May 1990

Notary Public

MY COMMISSION EXPIRES: 5/22/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Carole R. Brown (NAME)	Home Savings of America, N.A. (NAME)	Map 85-14A-
210 Riverstone Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 7075 (STREET ADDRESS)	Par. 210 CO
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	Pasadena, CA 91109-7075 (CITY) (STATE) (ZIP)	

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. Tammy R. Traywick now Shutt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carole R. Brown

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. 210 in a Horizontal Property Regime of Riverstone Condominium, Phase One, of record in Plat Book 6900, page 614, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in the Master Deed of record in Book 6998, page 813, and as re-stated in Book 7245, page 211, to which plan reference is made for a more complete description.

BEING the same property conveyed to Tammy R. Traywick, unmarried, by deed from Riley, Russell, Cash and Associates of record in Book 7726, page 85, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Home Savings of America, F.A. of record in Book 7726, page 88, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan.

The premises herein conveyed is a "condominium project" established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et.seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-laws for the administration thereof; to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Riverstone Condominium, of record in Book 6998, page 839, and as restated in Book 7245, page 211, Register's Office for Davidson County, Tennessee.

Ronald W. Shutt joins in the execution of this instrument to convey whatever rights, especially marital rights he may have.

unimproved ( )
This is improved (XX) property, known as 210 Riverstone Court (House Number) (Street) Nashville, TN 37214 (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 Whereever 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 our hand s this 18th day of May, 1990

Tammy R. Traywick Shutt
Tammy R. Traywick Shutt

Ronald W. Shutt
Ronald W. Shutt

STATE OF TENNESSEE)
Davidson COUNTY)

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Personally appeared before me, Tammy R. Traywick Shutt and Ronald W. Shutt
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand, at office, this 21st day of May 19 90.

My Commission Expires 5/22/93

Notary Public

STATE OF TENNESSEE)
_____ COUNTY)

(AFFIX SEAL)

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

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 for the purposes therein contained, and who further acknowledged that he is the

("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM

Tammy R. Traywick Shutt

TO

Carole R. Brown

This form compliments of:

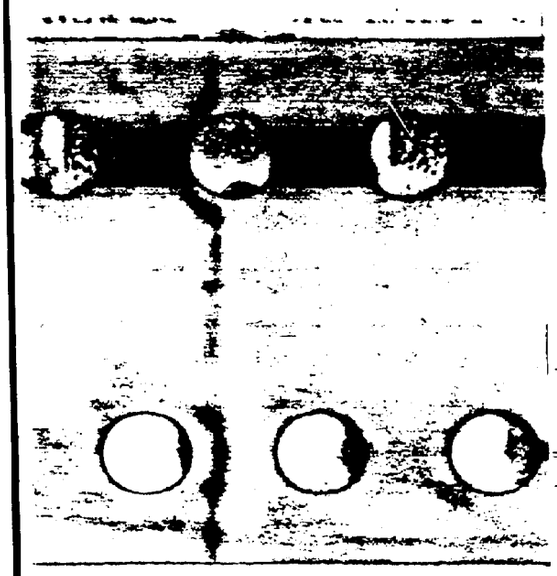
title escrow, inc.

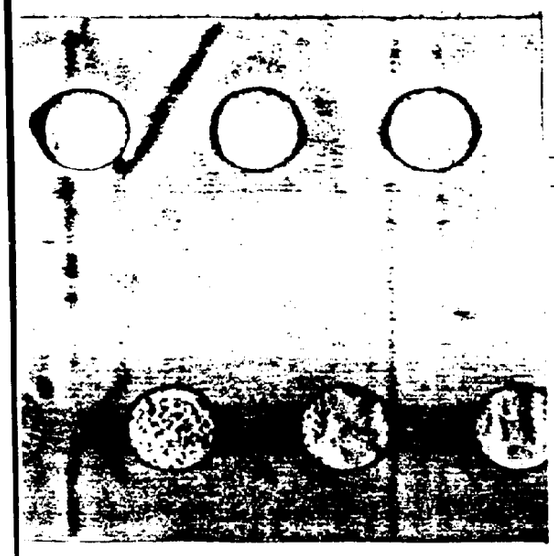
suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

27598

MAY 21 10 51 AM '90

3257 05/21 0101 03CHECK 285.85





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	84500.00
CON TX	278.85
PRFEE	1.00
MDEED	6.00
TOTAL	285.85
CHECK	285.85

05/21/90 01 10:54 0001 3257

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27596

IDENTIFICATION REFERENCE

MAY 21 10 51 AM '90

FELIX Z. WILSON, II

No. 320686