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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. (jcb) (Title No: 30192)

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

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 109500.00

Daniel O'Brien
Affiant

Sworn and subscribed before me this
25th day of May, 1990.

Notary Public

My Comm. Expires: 9/24/92

ADDRESS NEW OWNER:
Daniel O'Brien
406 Clifton Place
Nashville, TN 37215

MORTGAGEE:
NONE

MAP-PARCEL NUMBERS
131-06-D-406 CO
7DA-91607

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 **Randall K. Martin and spouse, Donna K. Martin,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Daniel O'Brien, Michael K. O'Brien, John F. O'Brien, and Teresa Osborne, as joint tenants with rights of survivorship,** 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. 406, Building 1 on the plan of Burton Hills Townhomes, Village of Belair, Phase I, a Condominium, as shown as Exhibit "B" to the Master Deed in Book 6690, page 70, 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 Randall K. Martin and wife, Donna K. Martin by deed from Burton Hills Properties, a Kentucky General Partnership, of record in Book 6705, page 21, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to the restrictive covenants, liens, and other matters set forth of record in Book 6690, page 70, Book 6690, page 119, Book 6911, page 827, Book 6326, page 588, Book 6517, page 522, Book 6691, page 593, Book 6778, page 532, Book 6778, page 536, Book 7046, page 520, Book 7076, page 691, and Book 7146, page 188, all in said Register's Office.

This is improved property, known as: 406 Clifton Place, Nashville, TN 37215

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 23 day of May, 1990.

Randall K. Martin
Randall K. Martin

Donna K. Martin
Donna K. Martin

State of Maine
County of Cumberland

On this 23 day of May, 1990, before me the undersigned authority, personally appeared Randall K. Martin and Donna K. Martin, 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 they executed the same as their free act and deed.

LINDA D. WHITLOW
My Commission MY COMMISSION EXPIRES
DECEMBER 21, 1996

Linda D. Whitlow
Notary Public

(AFFIX NOTARIAL SEAL)

W & I: 12/89

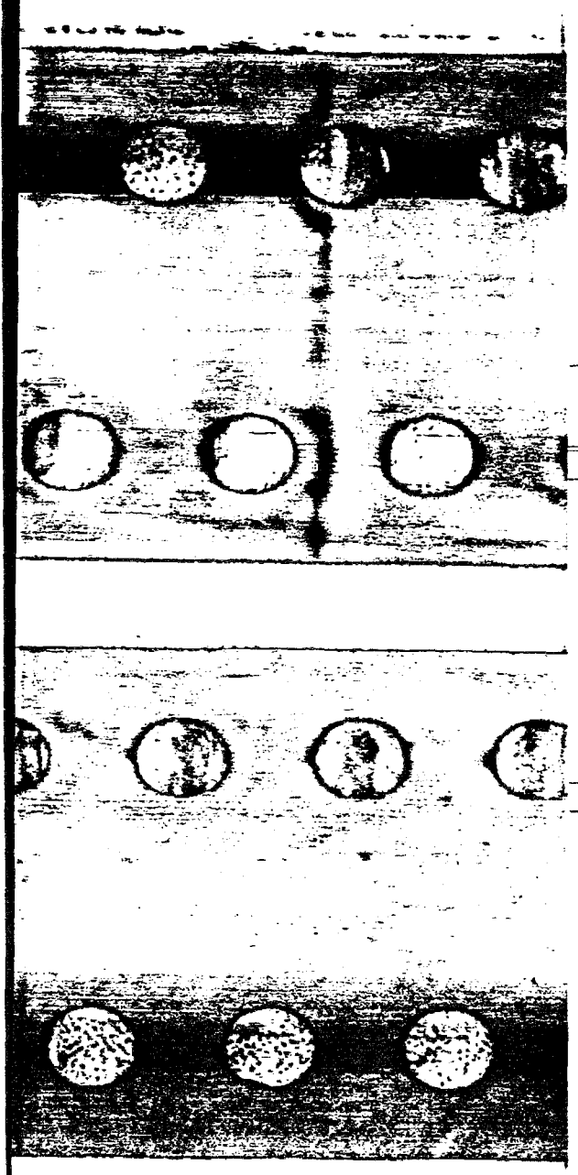
29511

IDENTIF. TREFERENCE

MAY 30 9 25 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

3582 05/30 0101 03DEED 3.00



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	
				109500.00
			CON TX	361.35
			PRFEE	1.00
			WDEED	6.00
			TOTAL	368.35
			CHECK	368.35
05/30/90		01	09:24 0001	5582

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29511

IDENTIF. TREFERENCE

MAY 30 9 25 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 322979