PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. (jcb) (Title No: 30291)

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: $ 103,000.00

Sheila B. Rainey
Affiant

Sworn and subscribed before me this
26th day of July, 1990.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:	**MORTGAGEE:**	**MAP-PARCEL NUMBERS**
Sheila B. Rainey	Fidelity Federal Savings & Loan Assoc.	142-09-F-509
509 General George Patton Road	401 Union Street	9D 81117
Nashville, TN 37221	Nashville, Tennessee 37219	

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 **Thomas F. Hooten and spouse, Diane S. Hooten,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Sheila B. Rainey,** 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. 509 together with the carport designated 509-C on the plan of River Plantation Phase II Section VIII, of record in Book 6900, pages 514-517, 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 Thomas F. Hooten and wife, Diane S. Hooten by deed from Haury and Smith Contractors, Inc. of record in Book 7861, page 568, 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 7417, Page 396, Book 7389, page 924 and Book 7389, page 941, said Register's Office.

It is understood and agreed that part of the consideration for the transfer of the described property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Fidelity Federal Savings and Loan Association, of record in Book 7861, Page 571, said Register's Office; and that the escrow account held by the mortgagee in connection with said loan is hereby transferred to the said Grantee.

This is improved property, known as: 509 General George Patton Road, Nashville, TN 37221

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 ~~26th~~ 25th day of July, 1990. TFN DSH

Thomas F. Hooten
Thomas F. Hooten

Diane S. Hooten
Diane S. Hooten

State of Tennessee
County of Davidson

On this 26th day of July, 1990, before me the undersigned authority, personally appeared Diane S. Hooten, to me known (or proved to me on the basis of satisfactory evidence) to be the person 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

State of Tennessee
County of Shelby

On this 25 day of July, 1990, before me the undersigned authority, personally appeared Thomas F. Hooten, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

My Commission Expires: _____

Notary Public

My Commission Expires August 4 1991

W & I: 12/89

BOOK 8161 PAGE 663

4151 07/27 0101 03CHECK 346.90

4 4 8 1 5

RECORDED & INDEXED
KELLY Z WILSON RECORDER
Jul 27 11 49 AM '90

DECLARATION OF COVENANTS

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 8161 PAGE 664

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT
103000.00
CON TX 339.90
PRFEE 1.00
WDEED 6.00
TOTAL 346.90
CHECK 346.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/27/90 01 11:42 0001 4151

4481.5.

IDENTIFICATION REFERENCE

JUL 27 11 40 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 340935