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: 30316)

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 83,249.04

Karen S. Peck
Affiant

Sworn and subscribed before me this 27th day of July, 1990.

Jeb. L. Buchanan
Notary Public

My Comm. Expires: 9/25/1992

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS
Karen S. Peck	Molton, Allen & Williams	142-05-A-110
500 Plantation Court #S-4	100 Brookwood Place, Box 10025	9D 64773
Nashville, TN 37221	Birmingham, AL 35202	

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 **Eugene W. Sackett and spouse, Barbara G. Sackett,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Karen S. Peck,** 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. S-4 together with the carport designated S-4-C on the plan of River Plantation Condominium Apartments Section 2, of record in Book 4460, page 136 and 137, 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 Eugene W. Sackett and wife, Barbara G. Sackett by deed from George M. Cowan of record in Book 7557, page 439, 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 4661, Page 334 and Book 4691, page 906, said Register's Office.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Investors Federal Savings Bank of record in Book 7557, Page 443, and assigned to Molton, Allen & Williams by instrument of record in Book 7885, Page 317, both in the Register's Office for Davidson County, Tennessee, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantee.

This is improved property, known as: 500 Plantation Court #S-4, 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 27th day of July, 1990.

Eugene W. Sackett

Barbara G. Sackett

State of Tennessee
County of Davidson

On this 27th day of July, 1990, before me the undersigned authority, personally appeared Eugene W. Sackett and Barbara G. Sackett, 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.

NOTARY PUBLIC AT LARGE — STATE OF TENNESSEE — CHRISTY WILKINSON

My Commission Expires: Oct 9, 1991

Notary Public

W & I: 12/89

45171

IDENTIFICATION REFERENCE

JUL 30 11 33 AM '90

4637 07/30 0101 03CHECK 281.50

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8162 PAGE 755

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 83249.04
CON TX 274.56
PRFEE 1.00
WDEED 6.00
TOTAL ~~281.56~~
CHECK ~~281.56~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/30/90 01 11:35 0001 4637

45171

IDENTIFICATION REFERENCE

JUL 30 11 33 AM '90

FELIX Z. WILSON, II REGISTER

No. 341413