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FORM No. WD-1

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 94,325.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 19 90

Notary Public

MY COMMISSION EXPIRES: July 13, 1991

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: TAYLOR, SCHLATER, LASSITER, TIDWELL & TRENTHAM, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	MORTGAGEE: & TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald L. Manning	NONE: Tax bills to new owner	171-2-A
(NAME) 264 Glenstone Circle	(NAME)	120 CO
(STREET ADDRESS OR ROUTE NUMBER) Brentwood, TN 37027	(STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP)	(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, WE, Radnor Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald L. Manning and wife, Suzanne B. Manning

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Williamson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, TN, being Unit No. 120 on the Plan of Brentwood Villa, Phase 3B, of record in Plat Book 6900, Page 4, amended in Book 6900, Page 329, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Radnor/Nashville Corporation by deed from W. Wayne LeRoy, Substitute Trustee of record in Book 5934, Page 106, Register's Office for Davidson County, TN.

Also being the same property conveyed to Radnor Homes, Inc. by quitclaim deed from Radnor/Nashville Corporation of record in Book 8165 Page 122, Register's Office for Davidson County, Tennessee.

Subject to an Easement for water mains of record in Book 5155, Page 164; Master Deed of record in Book 6923, Page 943, amended in Book 7035, Page 115, Book 7101, Page 730, re-recorded in Book 7143, Page 18, amended in Book 7266, Page 84 and Book 7423, Page 574; Bylaws of record in Book 6923, Page 986, amended in Book 7423, Page 567 and Book 8074, Page 564; Storm water detention agreement of record in Book 6385, Page 814; Charter of Brentwood Villa Condominium Association, Inc. of record in Book 6936, Page 895 and amended in Book 7998, Page 249; Deeds of Conveyance of record in Book 8127, Page 666, Book 8127, Page 782, Book 8127, Page 802 and Book 8128, Page 17; and all matters shown on the Plan of Record.

This is improved (XX) unimproved ( ) property, known as 264 Glenstone Circle, Brentwood, TN 37027
(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 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. 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.

Witness my hand this 31st day of July, 19 90

Radnor Homes, Inc.
By:
Thomas J. Sitzler, Controller

STATE OF TENNESSEE
COUNTY OF williamson

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Personally appeared before me, Teresa L. Beard, a Notary Public in and for said County and State, Thomas J. Sitzler

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the Controller of the maker or a constituent of the maker and he 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 in Brentwood, Tennessee, this 31st day of July, 1990.

Notary Public

My commission expires: 7-13-91

TERESA L. BEARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

DEED

FROM

TO

REALTY TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P.O. BOX 1369
BRENTWOOD, TN 37027

46023

RECORDED
AUG 1 12 29 PM '90
FEE $ WILLIAMSON COUNTY REGISTER
DEPUTY

5908 08/01 0101 03CHECK 318.27

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 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	94325.00
CON TX	311.27
PRFEE	1.00
WDEED	6.00
TOTAL	318.27
CHECK	318.27

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/01/90 01 12:31 0001 5908

46023

IDENTIFICATION REFERENCE

AUG 1 12 29 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 342387