BOOK 8169 PAGE 225 FILE IN BOX # 14

FORM NO. WD-1

6603
160825

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 79,900.00

Ruth Adair Sanders
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF July, 1990

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church Street, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ruth Adair Sanders (NAME)	SOVRAN MORTGAGE CORPORATION (NAME)	Map 103-8-B
508 Sloan Road (STREET ADDRESS OR ROUTE NUMBER)	201 E. Cary Street (STREET ADDRESS)	Parcel 508
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Richmond, VA 23219-3736 (CITY) (STATE) (ZIP)	FB# 25W-12142

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, Eddy Brown, Successor Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ruth Adair Sanders, a single person

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 apartment in Davidson County, Tennessee, being Unit No. 508, Parklane Condominiums, Phase II, Exhibit "B" to Master Deed of record in Book 7400, page 130, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Eddy Brown, Successor Trustee, with full power to sell, transfer, convey and encumber without the joinder of beneficiary by deed from J. M. Grissim, Trustee, with full power to sell, transfer, convey and encumber without the joinder of beneficiary of record in Book 7456, page 759, said Register's Office.

The Premises herein insured is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest 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 building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Parklane Condominiums, Phase II, as of record in Book 7600, page 130, said Register's Office; By-Laws of record in Book 7376, page 580, said Register's Office.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

This is unimproved (XX) improved ( ) property, known as 508 Sloan Road, Nashville, Tennessee 37209
(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 seised 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 30th day of July, 19 90

Eddy Brown, Successor Trustee

Eddy Brown, Successor Trustee

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eddy Brown, Successor Trustee

the bargainor___, 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.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of July, 19 90.

Notary Public

Commission Expires 7/24/93

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires_____

WARRANTY DEED

FROM
Eddy Brown, Successor Trustee

TO
Ruth Adair Sanders, a single person

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

47444

IDENTIFICATION REFERENCE

AUG 6 2 56 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

7598 08/06 0101 CHECK 270.67

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8169 PAGE 227

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	79900.00
CON TX	263.67
PRFEE	1.00
MDEED	6.00
TOTAL	270.67
CHECK	270.67

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/06/90 01 14:59 0001 7598

47444

IDENTIFICATION REFERENCE

AUG 6 2 56 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 344060