THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
Mail: 333 SOUTH GALLATIN ROAD
MADISON, TN 37115

AUG 14 8 33 AM '90

4896 92

ADDRESS NEW OWNER:

CARL E. HASLAM ET UX
307 HICKORY PLACE
NASHVILLE, TN 37214

MAP/PARCEL NUMBER:

MAP 96-11A
PARCEL 40

SEND TAX BILLS TO:

LOMAS MORTGAGE, U.S.A.
P.O. BOX 660724
DALLAS, TX 75266-0724

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,599.77, THIS 10TH DAY OF AUGUST, 1990.

Carl E. Haslam
AFFIANT

Subscribed and sworn to me, this the 10TH day of AUGUST, 1990.

Denise C. Allen
Notary Public
My commission expires: 6-21-92

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, including a certain indebtedness from MARK D. SHEPHERD ET UX, JENNIFER L. SHEPHERD, to THE LOMAS & NETTLETON COMPANY, of record in Book 6987, page 380, the liability for which the Grantees hereby expressly assume and hold Grantors harmless from same,the receipt and sufficiency of which are hereby expressly acknowledged, WE, MARK D. SHEPHERD ET UX, JENNIFER L. SHEPHERD, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said CARL E. HASLAM ET UX, CAROLYN E. HASLAM, hereinafter referred to as GRANTEES, THEIR successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTORS in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 307 HICKORY PLACE, NASHVILLE, TN 37214.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEES, THEIR successors, heirs and assigns forever, WE covenant that WE ARE lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

WE further covenant and bind OURSELVES and OUR heirs and representatives, to warrant and forever defend the title to said GRANTEES, THEIR successors, heirs and assigns, against the lawful claims of all persons.

WITNESS my hand this 10TH day of AUGUST, 1990.

Mark D. Shepherd by his attorney-in-fa
Jennifer L. Shepherd
MARK D. SHEPHERD, BY HIS ATTORNEY-IN FACT, JENNIFER L. SHEPHERD

Jennifer L. Shepherd
JENNIFER L. SHEPHERD

Carl E. Haslam
CARL E. HASLAM

Carolyn E. Haslam
CAROLYN E. HASLAM

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JENNIFER L. SHEPHERD, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 10TH day of AUGUST, 1990.

Denise C. Adkins
notary public

My commission expires: 5-11-92.

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JENNIFER L. SHEPHERD, to me known to be the person who executed the foregoing instrument in behalf of MARK D. SHEPHERD and acknowledged that SHE executed the same as the free act and deed of the said MARK D. SHEPHERD, for the purposes therein contained.

WITNESS my hand and official seal at office in Madison, Tennessee, this 10th day of August, 1990.

Notary Public

My Commission Expires: 5-11-92

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CARL E. HASLAM ET UX, CAROLYN E. HASLAM, the within named bargainors, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 10TH day of AUGUST, 1990.

notary public

My commission expires: 5-11-92

EXHIBIT 'A'

BEING Unit E-7, Hickory Place Condominiums, of record in Master Deed of record in Book 6654, page 910 and referred to as Exhibit "B" found at page 912 and corrected in Book 6759, page 533 and referred to as Exhibit "B" found at page 535 said corrected Book. Unit E-7 being part of the Unit Plan for Phases 2-8, Section I, Hickory Place Condominiums of record in Plat Book 6250, page 795; all references of record in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal.

Being the same property conveyed to Mark D. Shepherd et ux, Jennifer L. Shepherd, by Deed from Frank Batson Quality Homes, Inc., of record in Book 6987, page 377, Register's Office for Davidson County, Tennessee.

EXHIBIT 'B'

1. Real property taxes for 1990 and all future years.

2. All of the terms, conditions and provisions of the Tennessee Horizontal Property Act, as set forth in T.C.A. §66-27-101, et seq.

3. Restrictive covenants of record in Book 6472, page 435, Book 6476, page 663, Book 6654, page 910 and Book 6759, page533, Register's Office for Davidson County, Tennessee.

4. Covenants, restrictions, easements, reservations and interest in favor of other unit owners and all sewer, water, electric, telephone and other utility easements now or hereafter established and all other terms and conditions as may be set forth in the Master Deed and By-Laws, of record in Book 6654, page 910, as corrected in Book 6759, page 533, Register's Office for Davidson County, Tennessee.

5. Deed of Trust from Mark D. Shepherd et ux, Jennifer L. Shepherd, to William H. Fantone, Jr., Trustee, of record in Book 6987, page 380, said Register's Office, to secure to The Lomas & Nettleton Company the payment of one note dated September 18, 1986, in the original principal amount of $59,750.00, due and payable as set forth therein.

6. Plat of record in Book 6250, page 795, Register's Office for Davidson County, Tennessee, and all easements, minimum building setback lines, public utility and drainage easements, etc., shown thereon.

9473 08/14 0101 03CHECK 209.68

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8173 PAGE 577

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	59599.77
CON TX	196.68
PRFEE	1.00
WDEED	12.00
TOTAL	209.68
CHECK	209.68

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/14/90 01 08:34 0001 9473

48992

IDENTIFICATION REFERENCE

AUG 14 8 33 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 345907