STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $106,000.00.

x William Fennell
Affiant

Subscribed and sworn to before me, this 12 day of September 19 96.

Carolyn Clark
Notary Public

My Commission expires: 1-3-98

This instrument prepared by:
Gullett, Sanford, Robinson & Martin
230 Fourth Avenue North
Nashville, TN 37219

Address new owner as follows:	Send Tax Bills to:	Map-Parcel Numbers
Frances C. Fennell, Trustee 233 Westchase Drive Nashville, TN 37205	Frances Fennell, Trustee 4487 Post Place, #148 Nashville, TN 37205	116-3-F-035.00 CO 7DA 90959

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, CYNTHIA ANNE FARWELL, a single person, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto FRANCES C. FENNELL, TRUSTEE, with full power to mortgage, sell, transfer, convey or otherwise encumber without joinder of any other beneficiary, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee being Unit No. 233 on the Plan of Phase 2, Westchase Condominiums of record in Book 6250, Page 43, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Cynthia Anne Farwell, unmarried, by deed from Westchase, a joint venture, of record in Book 6396, Page 453, said Register's Office.

This conveyance is made subject to:

1. 1990 taxes, a lien not yet due and payable which have been prorated and assumed by Grantee.

2. A 20 foot permanent Sewer and Drainage Easement as of record in Book 3958, page 150, and Book 3966, page 144, Register's Office for Davidson County, Tennessee, approximately 200 feet from southern margin of Woodmont Blvd.

3. A 20 foot permanent sewer and drainage easement of record in Book 3958, page 146 and 150, Register's Office for Davidson County, Tennessee, along eastern line.

4. A 20 foot permanent sewer and drainage easement, as of record in Book 3958, page 146 and 149, Register's Office for Davidson County, Tennessee, near southeastern line.

5. Sanitary sewer easement of record in Book 3371, page 270, Register's Office for Davidson County, Tennessee, near southern line.

6. Drainage easement, no specified width, for flow of Sugartree Creek.

7. A survey of the premises made by Barge, Waggoner & Sumner Engineers, dated April 20, 1966, shows a telephone pole approximately 210 feet from the southerly margin of Woodmont Boulevard on the eastern line of said Parcel.

8. A survey of the premises made by Barge, Waggoner & Sumner, Engineers, dated April 20, 1966, shows a stone dam running across a portion of said parcel near the southern and eastern lines.

9. A survey of the premises made by Barge, Waggoner & Sumner, Engineers, dated April 20, 1966, shows three manholes lying along the southern portion of said parcel near Sugartree Creek.

10. A 20 foot permanent sewer and drainage easement touching along front line of parcel owned by Management Investors, as of record in Book 3943, page 948, Register's Office for Davidson County, Tennessee.

11. 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, liens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Westchase Condominiums, of record in Book 6097, page 266, as amended in Book 6112, page 677, further amended in Book 6341, page 380, and further amended in Book 6866, page 362, Register's Office for Davidson County, Tennessee, to which reference is here made.

12. The Plan of record in Book 6250, page 43, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, certain setback lines and easements, certain notes and requirements, to which plan reference is here made.

13. Subject to the liens for any unpaid assessments and/or special assessments.

14. Rights of others in and to common elements.

This is improved property, known as 233 Westchase Drive, Nashville, Tennessee 37205.

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, her heirs and assigns, forever; and I do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the

said land to the said Grantee, her 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 our hands this 11 day of September, 1990.

Cynthia Anne Farwell
CYNTHIA ANNE FARWELL

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Cynthia Anne Farwell, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of September, 1990.

Julia C. Hunter
Notary Public

My Commission Expires: 9-25-93

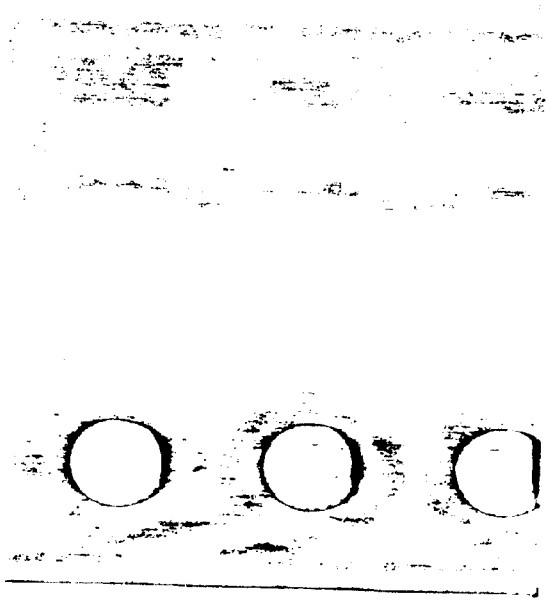
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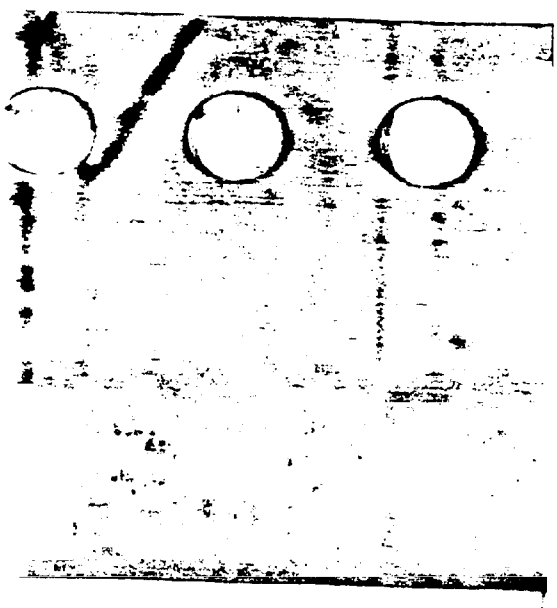
57255

IDENTIFICATION

SEP 14 9 03 AM '90

KELLY J. WILKINSON, REGISTER
DAVIDSON COUNTY, TENN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8195 PAGE 788

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 106000.00
CON TX 349.80
PRFEE 1.00
MDEED 9.00
TOTAL 359.80

CHECK 359.80
09/14/90 01 09:06 0001 8799

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.255.

IDENTIFICATION REFERENCE

SEP 14 9 09 AM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY

No. 355446