This instrument prepared from information furnished by parties.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,399.50

Jeanne Loisele
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF October, 1990

Notary Public

MY COMMISSION EXPIRES: 5/22/93

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES	MAP-PARCEL NUMBERS
Jeanne Loisele (NAME)	SouthTrust Mortgage Corporation (NAME)	Map 162-9
561 Cedar Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 532060 (STREET ADDRESS)	Par. 43
Nashville, TN 37211 (CITY) (STATE) (P.O. ZIP)	Birmingham, AL 35253 (CITY) (STATE) (ZIP)	5DU-32277

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. Donald Mark Phillips and Terri Gillespie Phillips

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeanne Loisele

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:

BEING Unit No. B, located on Lot No.37, Phase I, on the Plan of Cedarwood Condominiums, of record in Plat Book 5200, page 304, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Donald Mark Phillips and Terri Gillespie by deed from F.A.S. Builders, Inc. a Tennessee corporation, of record in Book 5708, page 410, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by SouthTrust Mortgage Corporation of record in Book 7171, page 906, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee(s).

The premises herein conveyed is a "condominium project" established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-laws for the administration thereof; 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 buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Cedarwood Condominiums of record in Book 5707, page 121, et seq. Register's Office for DavidsonCounty, Tennessee.

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

unimproved ( )
This is improved (X) property, known as 561 Cedar Drive Nashville, TN 37211
(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 Whereever 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 12th day of October, 1990

Donald Mark Phillips

Donald Mark Phillips

Terri Gillespie Phillips

Terri Gillespie Phillips

STATE OF TENNESSEE }
Davidson COUNTY }

BOOK 8229 PAGE 123

Personally appeared before me, Donald Mark Phillips and Terri Gillespie Phillips
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that the y executed the within instrument for the purposes therein contained. Witness my hand, at office, this 12th day of October 1990.

My Commission Expires 5/22/93

Gene T. Hall
Notary Public

(AFFIX SEAL)

STATE OF TENNESSEE }
COUNTY }

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

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, and who further acknowledged that he is the

_____
("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and 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, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM
Donald Mark Phillips and wife,
Terri Gillespie Phillips

TO
Jeanne Loisele

This form compliments of:

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

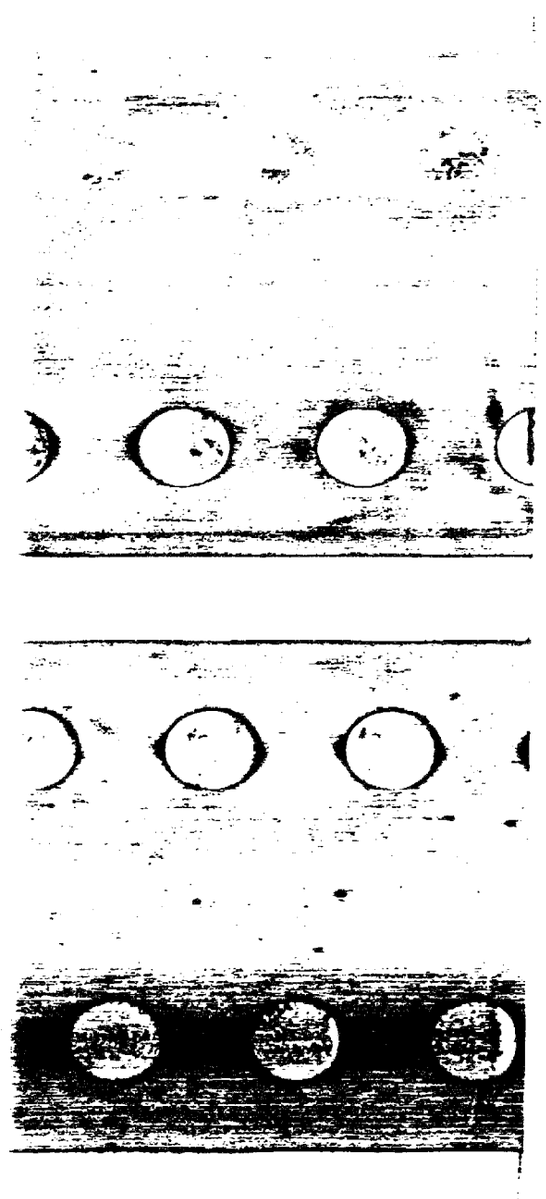
69366

IDENTIF. REFERENCE

Nov 1 12 23 PM '90

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY TN.

3550 11/01 0101 03CHECK 117.22



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	33399.50
			CON TX	110.22
			PRFEE	1.00
			MDEED	6.00
			TOTAL	117.22
			CHECK	117.22
11/01/90	01	12:23	0001	3550

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69366

IDENTIF. TREFERENCE

NOV 1 12 23 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 369626