STEVEN G. WATERS
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

My Commission Expires Nov. 21, 1992

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 47,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF November 19 90

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STEVEN G. WATERS - 3401 WEST END AVE., SUITE 545 - NASHVILLE, TN 37203

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS Vivian Dean Purcell	SEND TAX BILLS TO First Republic Mortgage	MAP-PARCEL NUMBERS 42-11-A 45CO
(NAME) 1045 Heritage Drive	(NAME) 6012 Wilmington Pike	11D 64076
(STREET ADDRESS OR ROUTE NUMBER) Madison, TN 37115	(STREET ADDRESS) Dayton, Ohio 45459	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, C. Eula Andrews, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vivian Dean Purcell, unmarried

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. 1045, together with the carport designated number 1045, on the Plan of Heritage Village Condominium, Section One, Second Addition, of record in Plat Book 4955, page 55, said Register's Office, described by the Master Deed establishing Horizontal Property Regime with respect to Heritage Village Condominium, including the Plan and the Administrative By-Laws thereunto attached and exhibited, recorded in Book 4758, page 179, amended in Book 4808, page 829, further amended in Book 5102, page 383, Book 6380, page 989, and Book 6484, page 287, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to C. Eula Andrews by deed from David L. Pollack, Trustee, of record in Book 5177, page 54, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 4758, page 179, amended in Book 4808, page 829, Book 5102, page 383, Book 6380, page 989, Book 6484, page 287, said Register's Office.

William Andrews executed this instrument on behalf of C. Eula Andrews pursuant to a Power of Attorney which is being placed of record currently herewith.

(unimproved ( ) / This is improved XX) property known as 1045 Heritage Drive, Madison, TN 37115
(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 hereinset 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 9th day of November 19 90

C. Eula Andrews
By: William Andrews, Attorney in Fact

RECORDER'S MEMO
Legibility of Writing, Typing or Printing Unsatisfactory in this Document when received.

BOOK 8239 PAGE 843

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor ____ ____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19 _____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon (his oath / himself / their several oaths / themselves) acknowledged (the / they) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he / they) as such _____ and _____, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19 _____.

3372 11/19 0101 03CHECK 162.10

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

C. Eula Andrews, unmarried

TO

Vivian Dean Purcell, unmarried

RETURN TO:

Hallmark Title Company
3401 West End Ave. Suite 545
Nashville, TN 37203

73475

IDENTIF. REFERENCE

NOV 13 9 42 AM '90

REGISTER
DAVIDSON COUNTY TN.

STEVEN G. WATERS
Attorney at Law

STATE OF TENNESSEE
COUNTY OF DAVIDSON

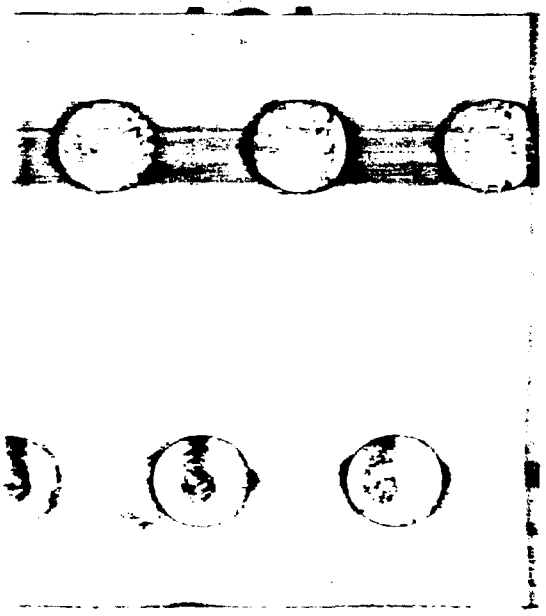
Personally appeared before me, the undersigned, a Notary Public in the for said County and State, the within named William Andrews with whom I am personally acquainted and who acknowledged that he executed the within instrument on behalf of C. Eula Andrews as her Attorney in Fact as the free act and deed of the within named C. Eula Andrews.

Witness my hand and official seal at Goodlettsville, TN, this 9th day of November, 1990.

NOTARY PUBLIC
STATE AT LARGE

Notary Public

My Commission Expires 11-21-92



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

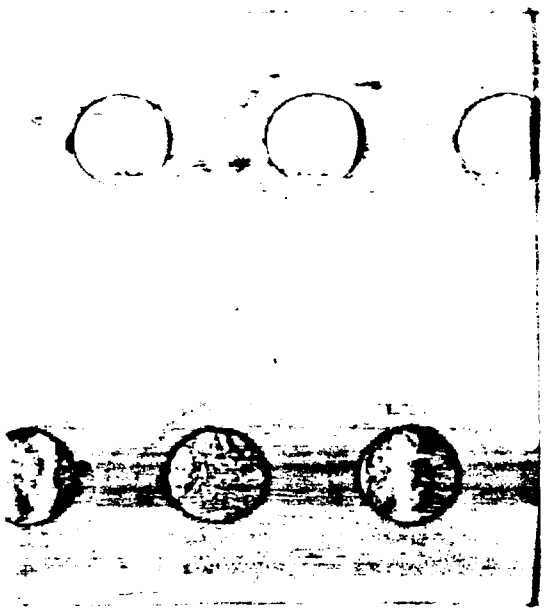
RECEIVED OF _____

FOR _____

BOOK 8239 PAGE 844

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 47000.00
CON TX 155.10
PRFEE 1.00
WDEED 6.00
TOTAL 162.10
CHECK 162.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/19/90 01 09:41 0001 8392

73475

IDENTIF. TREFERENCE

Nov 19 9 42 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 374395