THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

Mail

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this, transfer is $59,814.98.

Affiant

Subscribed and sworn to before this 23rd day of November, 1990.

Notary Public

My Commission Expires: 4/27/93

BOOK 8245 PAGE 879

Address New Owner:	Send Tax Bills to:	Map/Parcel Nos.
KENNETH H. DuPREE 935 Russell Street #1 Nashville, Tennessee 37206	SOVRAN MORTGAGE CORP. P.O. Box 26388 Richmond, VA 23260-6388	MAP 82-16B PARCEL 103 18W 15982

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of FIFTY NINE THOUSAND EIGHT HUNDRED FOURTEEN AND 98/100 DOLLARS ($59,814.98), paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, **BETH A. ILSLEY, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **KENNETH H. DUPREE** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING a certain condominium apartment known as Unit 103, Russell Street Commons I, a horizontal property regime, as shown on the plan of Russell Street Commons I, of record in Book 6900, page 13, also being part of Lot No. 1 of Aeby Subdivision III, of record in Book 6250, page 574, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Beth A. Ilsley, unmarried, by deed from First American National Bank of record in Book 7783, page 28, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust in favor of First Tennessee Bank National Association of record in Book 7783, page 31, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is improved property known as 935 Russell Street #1, Nashville, Tennessee 37206.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

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, his 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 my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 23rd day of November, 1990.

Beth A. Ilsley
BETH A. ILSLEY

Kenneth H. Dupree
KENNETH H. DUPREE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BETH A. ILSLEY and KENNETH H. DUPREE, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of November, 1990.

Notary Public

My Commission Expires:

11-23-94

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

75789

IDENTIF. TREFERENCE

Nov 30 8 57 AM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

1220 11/30 0101 03CHECK 204.34

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8245 PAGE 881

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 59814.98
CON TX 197.34
PRFEE 1.00
WDEED 6.00
TOTAL 204.34
CHECK 204.34

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/30/90 01 08:57 0001 1220

75789

IDENTIF. REFERENCE

NOV 30 8 57 AM '90

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 377177