PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

W & I Ref. (jcb) (Title No: 30531)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 80,000.00

Edward F. Mitchel Jr.
Affiant

Sworn and subscribed before me this
30th day of November, 1990.

Notary Public

My Comm. Expires: 9/26/92

ADDRESS NEW OWNER:
Edward F. Mitchel, Jr.
907 Holly Forest
Nashville, TN 37221

MORTGAGEE:
First Republic Mortgage Corporation
6012 Wilmington Pike
Dayton, OH 43216

MAP-PARCEL NUMBERS
9D 2263, 142-8-B-71

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Gary Wayne McDaniel, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Edward F. Mitchel, Jr. and spouse, Susan S. Mitchel,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 71 on the plan of Coronada, Phase III, of record in Book 5200, page 67, Register's Office for said County which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Gary Wayne McDaniel, unmarried, by deed from James D. Gilmore and wife, Ella E. Gilmore of record in Book 5330, page 660, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 4901, Page 679, Book 4901, page 702 and amended in Book 5202, page 329, Book 5306, page 241, Book 5522, page 675 and in Book 5869, page 269, said Register's Office, and all matters shown on the referenced condominium Plan.

This instrument is executed on behalf of Gary Wayne McDaniel by Ellen R. Christianson as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

76435

IDENTIF. TREFERENCE

DEC 3 10 49 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

5428 12/03 0101 03CHECK 271.00

This is improved property, known as: 907 Holly Forest, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of November, 1990.

Gary Wayne McDaniel

Gary Wayne McDaniel, By: Ellen R. Christianson, Atty-In-Fact

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 **Ellen R. Christianson**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Gary Wayne McDaniel**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 30th day of November, 1990.

Notary Public

My Commission Expires: 9/24/92

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

BOOK 8247 PAGE 700

EXHIBIT "A"
To
WARRANTY DEED

FROM: Gary Wayne McDaniel

TO: Edward F. Mitchel, Jr. and Susan S. Mitchel

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Ellen R. Christianson

Ellen R. Christianson, Affiant

Sworn to and subscribed before me this
30th day of November, 1990.

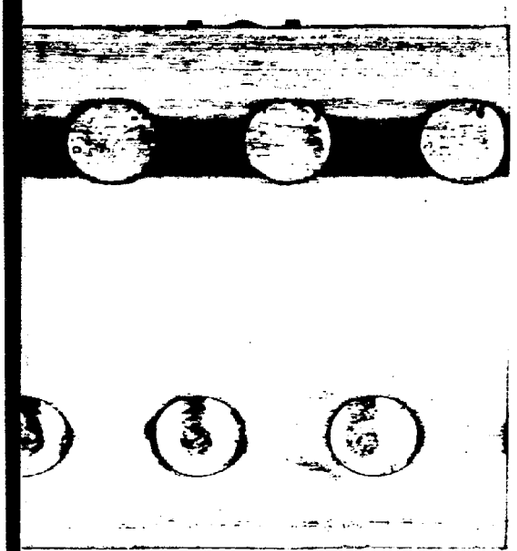
Notary Public

My Commission Expires: 9/24/92

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8247 PAGE 701

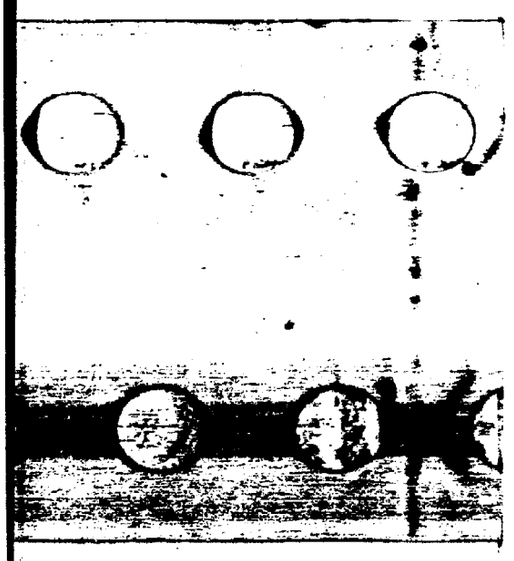
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 80000.00
CON TX 264.00
PRFEE 1.00
WDEED 6.00
TOTAL 271.00
CHECK 271.00

12/03/90 01 10:49 0001 5428

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



76435

IDENTIF. REFERENCE

DEC 3 10 49 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 377907