Box 1

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,403.00

Tim Cole
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF January, 19 91.

Lois Stephens
Notary Public

MY COMMISSION EXPIRES: October 20, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary B. Fisher, Attorney, 2711 Murfreesboro Rd. #105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
Pat Dundee (NAME)	OWNER (NAME)	136-03
3719 Colonial Heritage Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	B
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	2D 59751

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, WE, Margaret A. Peake, unmarried

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

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:

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 87, Building No. 23 and the garage therewith in a Horizontal Property Regime located on the Plat of Priest Lake Park Condominiums Townhouses, Phase 2, as of record in Book 4675, Page 131 and 145, Register's Office for said County, to which references is hereby made.

Being the same property conveyed to Margaret A. Peake, unmarried by deed of record in Book 6727, Page 440, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

83821

IDENTIF. REFERENCE

JAN 7 9 56 AM '91

FELIX Z. [illegible]
DAVIDSON COUNTY TN.

This is unimproved (XX) improved ( ) property, known as 3880 Priest Lake Drive #87, Nashville, TN 37217
(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. 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 2nd day of January, 19 91

Margaret A. Peake

Margaret A. Peake

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STATE OF Maryland
County of Baltimore

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret A. Peake

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at 4714 Bonnie Brae Rd, Baltimore MD 21208, this 2nd day of January, 1991.

Janis V. Gartmond
Notary Public

Commission Expires 10-1-92

STATE OF TENNESSEE
Davidson County

Before me, ~~Margaret Amanda Peake~~ Janis V. Gartmond a Notary Public in and for the State and County aforesaid, personally appeared Margaret Amanda Peake

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697

2906 01/07 0101 CHECK 183.22

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 53403.01
				CON TX 176.22
				PRFEE 1.00
				WDEED 6.00
				TOTAL 183.22
				CHECK 183.22
01/07/91		01		09:55 0001 2906

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83821

IDENTIF. REFERENCE

JAN 7 9 56 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 386807