THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
315 Deaderick Street
Suite 105
00262959

WARRANTY DEED

BOX 35 BOOK 8290 PAGE 579

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Otto Kruse (NAME)	SAME (NAME)	MAP104-11M
5623 Hillsboro Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL2
Nashville, Tn. 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ~~TEN AND NO/100~~ ----------$10.00---------- *Dollars,*

Cash in hand paid by OTTO KRUSE AND WIFE, RUTH KRUSE and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Hans Kruse and Barbara S. Kruse, husband and wife,

have this day bargained and sold, and do hereby transfer and convey unto the said Otto Kruse and wife, Ruth Kruse

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Unit 2, together with the appurtenant interest in the common elements of The Chardonnay Condominiums, a horizontal property regime established by Master Deed of record in Book 6789, page 462, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Hans Kruse and Barbara S. Kruse, husband and wife, by deed from Charter Development Co., a Tennessee general partnership, of record in Book 7014, page 912, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 79,000.00

Subscribed and sworn to before me this the 8th *day of* February, 1991

Affiant

My commission expires 1-17-1994

(Affix Seal) *Notary Public*

This is unimproved ( ) improved (X) property, known as 2115 ACKLEN AVENUE 02, NASHVILLE, TN 37212
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 8th *day of* February, *19*91, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Hans Kruse

Barbara S. Kruse

Barbara S. Kruse

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned authority, *a Notary Public in and for said County and State* Hans Kruse and wife, Barbara S. Kruse

the within named bargainor S, *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 at Nashville *Tennessee, this* 8th *day of* February, *19* 91

Commission expires 7-17-1994 Linda T. Jones *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

IDENTIF. REFERENCE

FEB 11 | 12 PM '91

DAVIDSON COUNTY, TN.

91911

WARRANTY DEED

FROM

TO

5731 02/11 0101 CHECK 267.70

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8290 PAGE 581

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	79000.00
CON TX	260.70
PRFEE	1.00
WDEED	6.00
TOTAL	267.70
CHECK	267.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/11/91 81 1210 0001 5731

91 11 6

IDENTIF. REFERENCE

FEB 11 1 12 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 396050