This Instrument Was Prepared By:
Gail Pigg, Attorney At Law
219 Second Avenue, North
First Floor Suite
Nashville, TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS:	MAP & PARCEL NO:
Gary L. Ruskin and wife, Patricia A. Ruskin	Same	Map 142-09-0-F
607 General George Patton Road		Par. 607.00 CO
Nashville, TN 37221		

WARRANTY DEED

BOOK 8029 PAGE 241

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

RE-RECORD BOOK 8315 PAGE 192

HAURY AND SMITH CONTRACTORS, INC.

A Tennessee Corporation, hereinafter called the grantors, having bargained and sold, and by these presents do transfer and convey unto,

Gary L. Ruskin and wife, Patricia A. Ruskin

hereinafter called the grantees, their heirs and assigns, a certain condominium apartment in Davidson County, State of Tennessee, described as follows, to-wit:

Unit No. 607, together with the Carport designated No. 607 -C, in River Plantation, Section VIII, Phase II, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, General George Patton Road and Old Harding Pike, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section VIII, Phase II, Condominium Apartments, recorded in Book 6900, pages 514, 515, 516 and 517, as amended in Book 6900, page 654, et seq, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 7417, pages 396, et seq, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants or River Plantation, Section VIII, Phase II, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 7417, pages 396-438, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. This conveyance is also subject to the Covenants, Conditions and Restrictions for the River Plantation Sections 8-11 Umbrella Association, Inc. of record in Book 7389, page 924, Register's Office for said County.

Being part of the same property conveyed to Haury and Smith Contractors, Inc. by deed from B. B. Doubleday, Jr., of record in Book 7074, page 493, as corrected by Deed of Correction in Book 7400, page 792, Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1990 taxes, and as above set forth.

This is improved property known as 607 General George Patton Road, Nashville, Tennessee, 37221.

TO HAVE AND TO HOLD the same tract or parcel of land with 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 unit 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 unit to the said grantees, their heirs and assigns, against the lawful claims of all persons whosoever. 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 18th day of Janaury, 1990.

HAURY AND SMITH CONTRACTORS, INC.

BY: Rose L. Smith III

9.7.6 1.6.

IDENTIFICATION REFERENCE

JAN 22 8 17 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Re-recorded for the purpose of adding grantee

RE-RECORD BOOK 8315 PAGE 193

BOOK 8029 PAGE 242

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid personally appeared Reese L. Smith, III, 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 President respectively of Haury and Smith Contractors, Inc. the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Reese L. Smith, III as President and attesting the same by the said _____ as _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 18th day of January, 19 90.

Notary Public

My Commission Expires: 10/9/91.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 108,000.00. This is equal to ~~or~~ greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 18th day of January, 19 90.

Notary Public

My Commission Expires: 10/9/91.

RE-RECORD
01255

IDENTIF. REFERENCE

MAR 25 8 05 AM '91

DAVIDSON COUNTY TN.

5971 03/25 0101 03CHECK 6.00
4602 01/22 0101 03CHECK 363.40