PREPARED BY: FRANK S. KING, JR.
King & Ballow
1200 Noel Place
200 Fourth Avenue North
Nashville, TN 37219-0373
(615) 259-3456

WARRANTY DEED

Address New Owners As Follows:

Egner Melin and wife, Barbara M. Melin
131 Heritage Trace Drive
Madison, TN 37115

Send Tax Bills To:

New Owners

Mortgagees:

N/A

Map & Parcel No.:

Map 042-110-B

Parcel 28.00

FOR AND IN CONSIDERATION of the sum of EIGHTY THOUSAND and NO/100 ($80,000.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, Adam Deberry and wife, Margie DeBerry have this day bargained and sold, and do hereby transfer and convey unto Egner Melin and wife, Barbara M. Melin, the Grantees herein, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

> BEING Apartment Unit No. 131 of Heritage Village Condominiums created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a master Deed, of record in Book 4758, Page 179, and amended in Book 4808, Page 829, Book 5102, Page 383, and Book 6380, Page 989, and further supplemented and amended by instrument of record in Book 6484, Page 287, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth said Master Deed as supplemented and amended. Reference is hereby made to the plat of Heritage Village Condominiums set forth as Exhibit "A" of said Supplement and Amendment to the Master Deed, for a more complete identification and description of such Unit.
>
> BEING the same property conveyed to Adam Deberry and wife, Margie Deberry by instrument of record in Book 6981, Page 515, said Register's Office.
>
> THIS is improved property, known as Apartment No. 131, Heritage Village Condominiums, 131 Heritage Trace Drive, Madison, Tennessee 37115.

THE CONVEYANCE OF THE ABOVE PROPERTY IS MADE SUBJECT TO THE FOLLOWING:

1. All terms and provisions of the Master Deed of record in Book 4758, Page 179, amended in Book 4808, Page 829, Book 5102, Page 383, Book 6380, Page 989, and Supplemented and Amended in Book 6484, Page 287, Register's Office for Davidson County, Tennessee.

2. All terms and provisions of the Charter of Heritage Village Homeowners' Association, of record in Book 6418, Page 478, Register's Office for Davidson County, Tennessee, and the By-Laws and Rules and Regulations of said corporation.

3. Amendment to Joint Venture Agreement of record in Book 6547, Page 904, Register's Office for Davidson County, Tennessee.

4. Easements and restrictions of record and as shown on the plat of Heritage Village Condominiums set forth as Exhibit "A" of the Master Deed as supplemented and amended.

5. Taxes for the current year which have been prorated and assumed by the Grantees herein.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $80,000.00.

Barbara M. Melin
AFFIANT

Subscribed and sworn to before me this 19th day of September, 1991.

My Commission Expires:

NOV. 16, 1992

Bettye J. Steele
NOTARY PUBLIC

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

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 19 day of September, 1991.

Adam DeBerry
ADAM DEBERRY

Margie DeBerry
MARGIE DEBERRY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me Bettye J. Steele, a Notary Public in, for, and of the State and County aforesaid,

Adam DeBerry and Margie DeBerry, the within named 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 at NASHVILLE, Davidson County, Tennessee, this 19th day of September, 1991.

My Commission Expires:

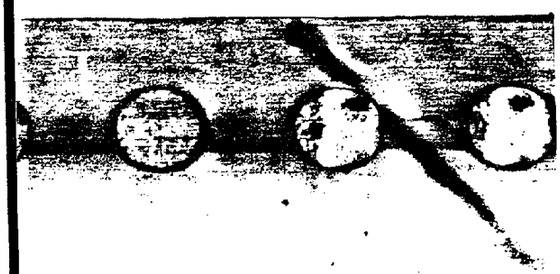
NOV 16, 1992

Betty J. Stubblefield
NOTARY PUBLIC

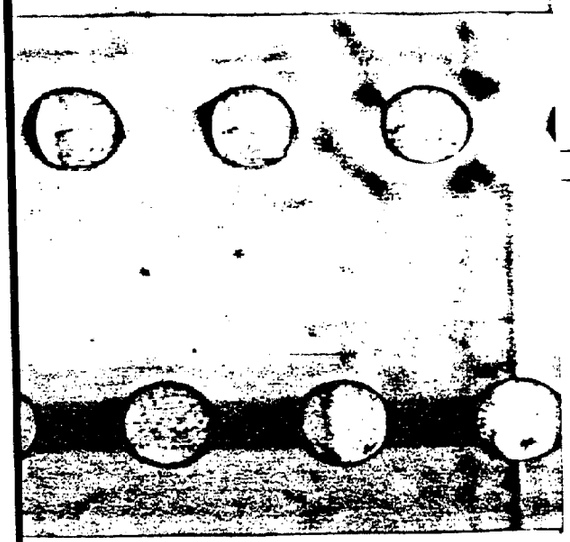
48199

SEP 19 3 56 PM '91

2376 09/19 0101 03CHECK 306.00







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

RECEIVED OF _____

FOR _____

BOOK 8446 PAGE 308

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	80000.00
			CON TX	296.00
			PRFEE	1.00
			WDEED	9.00
			TOTAL	306.00
			CHECK	306.00
09/19/91	01	15:58	0001	2376

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4819 SEP 19 3 56 PM

No. 460595