ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Patsy H. Turner 418 Post Creek Road Nashville, Tennessee 37221	Countrywide Funding	Map 128-15-B Parcel 418CO

This instrument prepared by: Robert J. Notestine, III, Attorney at Law, 104 Woodmont Blvd., Suite 115, Nashville, Tennessee 37205. Information furnished by the parties hereto.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Albert Allen Smith, III and wife, Karen K. Smith (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto Patsy H. Turner, married (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows; to wit:

Land in Davidson County, Tennessee, being Unit 418 as shown on the Plan of Post House-Bellevue Condominium, Phase I of record in the Master Deed for Post House-Bellevue Condominium, Phase I in Book 6838,page 445; and referred to as Exhibit "C" found at pages 472, 473 and 474 to which plan reference is hereby made for a mroe complete ddescription; all references of record in the Register of Deeds Office for Davidson County, Tennessee.

Being the same property conveyed to Albert Allen Smith, III and wife, Karen K. Smith by Warranty Deed from Bellevue Post House, Inc., a Tennessee Corporation of record in Book 7590, page 17, said Register's Office for Davidson County, Tennessee.

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

This covneyance is subject to Restrictive Covenants of record in Book 6838, page 445, Book 6838, page 445, Book 6838, pages 811, 816 and 821, Register's Office for said County.

This is improved property on 418 Post Creek Road, Nashville, Tennessee 37221.

This conveyance is subject to taxes for the year 1991 and subsequent years, easements and restrictive covenants of record, and except for a certain Deed of Trust for the benefit of Homeland Mortgage Corporation recorded in Book 7590, page 20, of the Public Records for Davidson County, Tennessee and since been assigned to Countrywide Funding Corporation, the unpaid balance of which the Grantee(s) hereby jointly and severally assume and agree to pay as part of the consideration herein.

In the event the Grantee herein fails to remit to the Mortgagee any monthly payments within 45 days of the due date of said payment upon the delivery and acceptance of this instrument by the Grantee, she agrees to immediately convey to Albert Allen Smith, III and wife, Karen K. Smith, by General Warranty Deed, title to the subject parcel of real property. Further the Grantee agrees, in the event by said default to use their best efforts to assist Albert Allen Smith, III and wife, Karen K. Smith in assuming the existing first mortgage on the property. In no event shall the

Grantee obligations hereunder continue in excess of five (5) years from the date of the Warranty Deed.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $83,121.17 .
[
[Affiant
[
[Subscribed and sworn to before me this
[22nd day of October, 1991.
[
[
[
[My Commission Expires: 2-21-95
[

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the property to the said Grantee, her successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors has caused this Deed to be executed this 22nd day of October, 1991.

Albert Allen Smith, III

Karen K. Smith

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 Albert Allen Smith, III and wife, Karen K. Smith, the 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, Tennessee, this 22nd day of October, 1991.

Notary Public

My Commission Expires: 2-21-95

5.6.5.1.1.

IDENTIFICATION REFERENCE

Oct 23 3 40 PM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

5323-10/23 CASHIER'S CHECK

314-47

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8469 PAGE 805

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 83121.17
CON TX 307.47
PRFEE 1.00
WDEED 6.00
TOTAL 314.47
CHECK 314.47

10/23/91 01 15:42 0001 5373

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.6.5.1.1.

IDENTIFICATION REFERENCE

OCT 23 3 40 PM '91

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 470102