THIS INSTRUMENT PREPARED BY

Debrah K. Tormes Atty., 505 E. Main St., Hendersonville, Tennessee, TN 37075

State of Tennessee
County of Sumner

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

$40,255.60

SUBSCRIBED AND SWORN TO BEFORE ME, this the 18th day of December 1991.

NOTARY PUBLIC

Commission Expires: 1-19-92

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP:
Albert F. & ~~Diana~~ Dianna L. Levingston 1409 Quail Run, U-3 Nashville, TN 37214	Amsouth Mortgage P.O. Box 847 Birmingham, AL 35201-0847	CONT. MAP: 108-8-E PARCEL: 3

DEED

BE IT REMEMBERED THAT FOR AND IN CONSIDERATION OF THE SUM OF FORTY-THOUSAND, TWO HUNDRED FIFTY-FIVE DOLLARS & 60/100 ($40255.60) of which ONE THOUSAND, SEVEN HUNDRED DOLLARS ($1700.00) has been paid in cash by ALBERT F. & DIANNA L. LEVINGSTON, the receipt of which is hereby acknowledged, and for the remainder ALBERT F. & DIANA L. LEVINGSTON agree to assume and pay, mortgages, notes and expenses as follow: First mortgage to Amsouth Mortgage Co., as evidenced by a deed of trust, Book __, page__, Registers office, Davidson County, Tennessee. CHARLES E. BORCHER, unmarried, has this day bargained and sold, and by this deed does hereby transfer and convey unto ALBERT F. LEVINGSTON AND WIFE, DIANNA L. LEVINGSTON, their heirs and assigns, certain real estate in DAVIDSON County, Tennessee, described as follows:

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 3, Lot No. 67, in a Horizontal Property Regime as shown on the condominium site plan, Section 3, Phase VI, Quail Valley as of record in Plat Book 5800, pages 127 and 128, Register's Office, Davidson County, Tennessee.

BEING part of the same property conveyed to Charles E. Borcher, unmarried, by deed from TennReal Inc., of record in Book S172, page 448, said Register's Office.

THIS conveyance is made subject to restrictions of record in Book 4800, page 254, and in Book 5931, page 506, said Register's Office.

THIS conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 64-2701 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 5970, page 828, said Register's Office.

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

This property is improved property known as 1409 Quail Run, U-3, Nashville, Tennesse 37214.

TO HAVE AND TO HOLD the real estate with the appurtenances, estate, title and interest thereto belonging to ALBERT F. LEVINGSTON AND WIFE, DIANNA L. LEVINGSTON, their heirs and assigns forever. CHARLES E. BORCHER, unmarried, covenant that he is lawfully seized and possessed of the real estate in fee simple, has a good right to convey it, and that it is unencumbered, except as herein set out.

CHARLES E. BORCHER, unmarried, further covenant and bind himself, his heirs, and representatives to warrant and forever defend the title to the real estate to ALBERT F. LEVINGSTON AND WIFE, DIANNE L. LEVINGSTON, their heirs and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, CHARLES E. BORCHER has signed this deed on this 18 December, 1991.

Charlotte Borcher
CHARLES E. BORCHER

State of Tennessee
County of Davidson

On this 18th day of December, 1991, CHARLES E. BORCHER, personally appeared before me, DEBRAH K. TORMES, a notary public in and for said state and county, and executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Debrah K. Tormes
NOTARY PUBLIC

MY COMMISSION EXPIRES 1/19/92.

7.0668.

Dec 19 12 54 PM '91

PICK-UP

3955 12/19 0101 03CHECK 156.11

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 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 40255.60
CON TX 149.11
PRFEE 1.00
WDEED 6.00
TOTAL 156.11
CHECK 156.11

12/19/91 01 12:55 0001 3955

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0668

IDENTIFICATION

Dec 19 12 54 PM '91

No. 486451