This Instrument Prepared By:
Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville TN 37219
Return to Box 50

ADDRESS NEW OWNER:
Allen B. Bell and Karen E. Bell
33rd Avenue South, Unit #308
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters National Bank
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 104-6N
GROUP
PARCEL 308

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, 06/29 0101 03CHECK 310.40 cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, Union Planters National Bank, a national banking association, (formerly Fidelity Federal), hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Allen B. Bell and wife, Karen E. Bell, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 308, on the Plan of Rose Hall Condominiums of record in Plat Book 6900, page 379, Register's Office for Davidson County, Tennessee, which amends Lots 37, 38, 39, 40 and 41 of Bransford Realty Company's West End Avenue Place, of record in Book 332, page 15, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.
>
> Being a part of the same property conveyed to Fidelity Federal Bank, a Federal Savings Bank, its successors and assigns, now Union Planters National Bank, a national banking association by deed from William L. Rosenberg, Successor Trustee, of record in Book 8313, page 194, Register's Office for Davidson County, Tennessee.

This is improved property known as Rose Hall Condominiums, 33rd Avenue South, Unit #308, Nashville, TN 37212.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Taxes for 1992 a lien but not yet due and payable.

2. The Plan of record in Book 6900, page 379, Register's Office for Davidson County, Tennessee.

3. Restrictions of record in the Master Deed establishing a Horizontal Property Regime of Rose Hall Condominiums, of record in Book 7307, page 760, said Register's Office and the By-Laws appended thereto of record in Book 7307, page 769,

said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Allen B. Bell and wife, Karen E. Bell, their heirs and assigns, forever; and Union Planters National Bank, a national banking association, formerly Fidelity Federal, does covenant with the said Grantees that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 25th day of June, 1992.

UNION PLANTERS NATIONAL BANK

By: Sean D. Hart
Title: Banking Officer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R.L. Moore, a Notary Public of said county and state, Sean D. Hart, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a Banking Officer of the Union Planters National Bank, a national banking association, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 25TH day of JUNE, 1992.

Notary Public

My Commission Expires: Nov. 21, 1992

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 82,000.00.

AFFIANT

Subscribed and sworn to before me this 25th day of June, 1992.

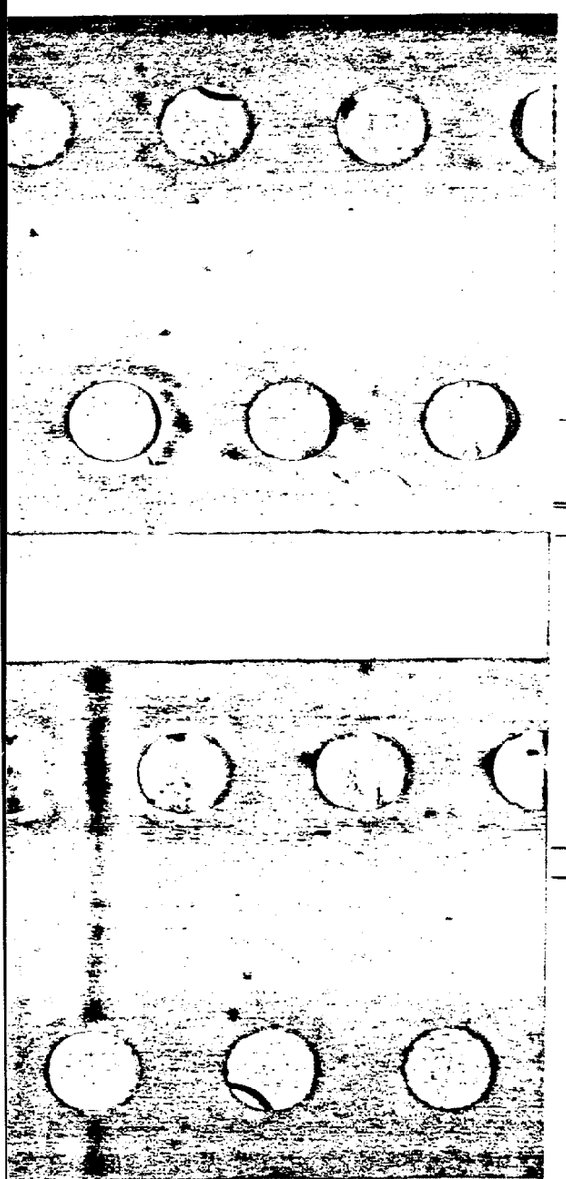
NOTARY PUBLIC

My Commission Expires: 11/21/92

JUN 29 | 52 PM '92
DAVIDSON COUNTY TN.

IDENTIF. TREFERENCE

23516



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

RECEIVED OF _____

FOR _____

BOOK 8663 PAGE 417

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 82000.00
CON TX 303.40
PRFEE 1.00
WDEED 6.00
TOTAL 310.40
CHECK 310.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/29/92 01 13:52 0001 5986

23516

IDENTIF. REFERENCE

JUN 29 1 52 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 545683