THIS INSTRUMENT PREPARED BY:

WILLIAM T. BERRY
Attorney at Law
109 Shacklett Lane
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(615) 331-0033

JUL 22 12 15 PM '92
FELIX ... REGISTER
DAVIDSON COUNTY TN.

IDENTIF. TREFERENCE

PICK-UP

2 9 5 9 3

ADDRESS NEW OWNER:
Edna Ferguson
203 Davenport Dr.
Nashville, TN 37217

SEND TAX BILL:
To Mortgagee

7833 07/22 0101 030-EDR 249.50

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MORTGAGEE:
BOWEST CORPORATION
3300 North Torrey Pines Court
LaJolla, CA 92037-1021

MAP AND PARCEL:
MAP 149-8-A
PARCEL 203 CO
02DX-07968

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is herby acknowledged, I, BARBARA ANNE RAINES, Unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto EDNA FERGUSON, Unmarried, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 203 in a Horizontal Property Regime of Davenport Condominiums of record in Plat Book 6250, Page 807 and Book 6900, Page 22, Register's Office to which plan reference is made for a more complete description.

Being the same property conveyed to Barbara Anne Raines, unmarried by deed from Jeffrey O. Powell and Charles W. Hand of record in Book 8648, Page 879, Register's Office for Davidson County Tennessee.

This is the same description as in previous deed of record.
Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by **BOWEST CORPORATION of record in Book 7324, Page 809,** said Register's Office, the debt secured thereby and also hereby assumed the obligations under the terms of the instruments creating the loan.
The Escrow Account and insurance to be transferred to Grantee(s).
The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-027-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undetakings contained in the Master Deed establishing a Horizontal property Regime of Davenport Condominiums, of record in Book 6935, Page 333 et aeq., Charter in Book 7281, Page 887; BY-LAWS

of record in Book 7123, Page 34; Amendments of record in Book 7247, Page 311, et seq. and Book 8630, Page 466, Register's Office for Davidson County, Tennessee. Such easements and setback lines of record in Plat Book 6250, Page 807 and Book 6900, Page 22; Sanitary Sewer and/or Storm Drainage easement of record in Book 7240, Page 689, said Register's Office.

This is Improved Property known as 203 Davenport Drive, Nashville, TN 37217

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said EDNA FERGUSON, unmarried, her heirs and assigns, forever; and I, BARBARA ANNE RAINES do covenant with the Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all person 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 **15th** day of **July**, 1992.

Barbara Anne Raines
BARBARA ANNE RAINES

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, BARBARA ANNE RAINES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, TENNESSEE this 15th day of July, 1992.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
3-23-96

William V. Berry
NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual Value or Consideration, whichever is greater, for this transfer is $65,000.87

Edna Ferguson
EDNA FERGUSON, Affiant

Subscribed and sworn to before me this 15th day of July, 1992.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

William V. Berry
NOTARY PUBLIC

My Commission Expires: 3-23-96

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 65000.87
CON TX 240.50
PRFEE 1.00
WDEED 8.00
TOTAL 249.50
CHECK 249.50
07/22/92 01 12:16 0001 7833

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29593

IDENTIF. REFERENCE

JUL 22 12 15 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 552542