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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,527.46

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF July, 19 92.

Notary Public

MY COMMISSION EXPIRES 3-23-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM T. BERRY, Attorney at Law-109 Shacklett Lane, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
CURTIS N. WILLIAMS (NAME)	NATIONSBANC MORTGAGE CORP. (NAME)	Map & Parcel
113 Brooke Castle Dr. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 121999 (STREET ADDRESS)	075-08-0A
Hermitage, TN 37076 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37212-1999 (CITY) (STATE) (ZIP)	014.00 CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FRED R. DENSON and wife, SHARON G. DENSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CURTIS N. WILLIAMS

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 unit in Davidson County, Tennessee, described as follows:

Unit No. 113 in a Horizontal Property Regime as shown on the condominium site plan of Brooke Castle Condominiums, as of record in Plat Book 6250, page 156, as amended in Book 6250, page 627, as amended in Book 6250, page 691, as amended subsequently, Register's Office, Davidson County, Tennessee.

BEING THE SAME PROPERTY conveyed to Fred R. Denson, unmarried by deed from Aubrey H. Johnson, Jr. and wife, Thea Johnson of record in Book 6717, page 525 Register's Office for Davidson County, Tennessee, and by Quitclaim Deed to Fred R. Denson and wife, Sharon G. Denson of record in Book 7338, page 125 Register's Office for Davidson County, Tennessee.

A portion of the consideration recited herein is the assumption by the grantee of the outstanding principal balance owing on a note originally executed by Fred R. Denson, unmarried on November 22, 1985 payable to Tennessee Housing Development Agency in the original principal amount of $46,000.00 and the further assumption of the obligations of the Deed of Trust securing the same of record in Book 6717, page 528 Register's Office for Davidson County, Tennessee.

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 * (See back of Deed)

unimproved ( )
This is improved (X) property, known as 113 Brooke Castle Dr., Hermitage, TN 37076
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 24th day of July, 19 92

FRED R. DENSON

SHARON G. DENSON

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Fred R. Denson and wife, Sharon G. Denson

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of July 1992.

Commission expires 3-23-96

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do. executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

FRED R. DENSON and wife,

SHARON G. DENSON

TO

CURTIS N. WILLIAMS

9259 07/27 0101 03CHECK 173.65

* (CONTINUED FROM FRONT OF DEED)

etc. contained in the Master Deed of record in book 6519, page 747, said Register's Office.

THIS CONVEYANCE is subject to any and all existing easements of record.

30834

IDENTIF. TREFERENCE

Jul 27 12 17 PM '92

REGISTER'S FEE
DAVIDSON COUNTY TN.

PICK-UP

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 44527.46
CON TX 164.65
PRFEE 1.00
WDEED 8.00
TOTAL 173.65
CHECK 173.65

07/27/92 01 12:18 0001 9258

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30834

IDENTIF. TREFERENCE

JUL 27 12 17 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 553947