168058

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (EWB)
2700 First American Center
Nashville, Tennessee 37238

SPECIAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s):
Edward D. Pitts, Sr. 425 8th Avenue South Nashville, TN 37203	Same	133-11-A-097C

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, CANTERBURY HALL ASSOCIATES ("Grantor"), has this day bargained and sold, and does hereby transfer and convey unto EDWARD D. PITTS, SR. ("Grantee"), certain real property in Davidson County, Tennessee, described as follows:

Being Unit N-12 of Canterbury Hall Condominium, a condominium or horizontal property regime established by Master Deed of record in Book 5440, page 255, and amended in Book 5441, page 819, Register's Office for Davidson County, Tennessee, and shown on a plan of record in Book 5200, page 159, Register's Office, Davidson County, Tennessee;

Together with each and all of the rights, privileges, and appurtenances thereunto belong, as set forth in the said Master Deed (and By-Laws which are an exhibit thereto), including without limitation such Unit's undivided percentage interest in the land and common elements reflected in said Master Deed and Plan;

Being the same property conveyed to Grantor by deed of record in Book 8721, page 950, said Register's Office. The foregoing description is the same as in said deed.

(the "Property")

This is improved property known as Unit N-12, Canterbury Hall Condominium, Nashville, Tennessee.

TO HAVE AND TO HOLD the said Property together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining to Grantee, his heirs and assigns, forever.

GRANTOR covenants and binds itself and its successors to warrant specially and forever defend the title to said Property to Grantee, his heirs and assigns, against the lawful claims of all persons claiming through and under Grantor (other than claims arising out of the the lien for 1992 taxes, which have been pro-rated and assumed by Grantee), but not further or otherwise.

By acceptance of this deed Grantee acknowledges that Grantee accepts the Property "as-is" without warranties of any kind or character as to the condition of the Property, either express or implied.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on this 12th day of November, 1992.

CANTERBURY HALL ASSOCIATES

By: Chickering Development Company, General Partner

By: E Warner Bass
Its: President

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, E. Warner Bass, 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 the President of Chickering Development Company, a corporation, a general partner of Canterbury Hall Associates, a general partnership, and is authorized by Chickering Development Company, Chickering Development Company being authorized by Canterbury Hall Associates, to execute this instrument on behalf of Canterbury Hall Associates.

WITNESS my hand, at office, this 12th day of November, 1992.

Joni M Miller
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
7/27/96

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

6216 11/12 0101 03CHECK 79.30

The actual consideration or value (whichever is greater) for this transfer is $19,000.00.

Edward D. Pitts Sr
Edward D. Pitts, Sr.

Subscribed and sworn to before me, this 12th day of November, 1992.

Joni M Miller
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

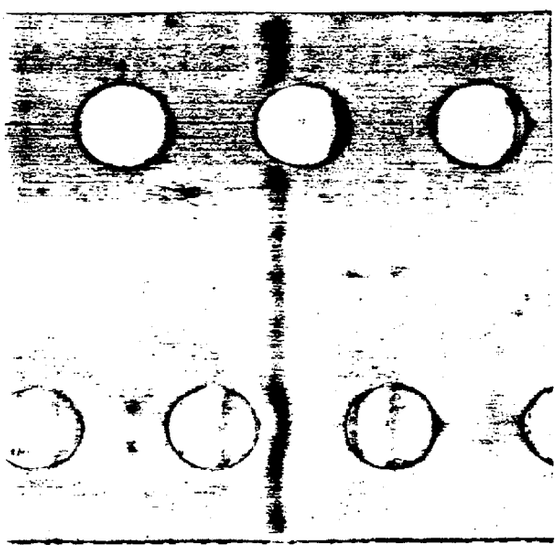
My Commission Expires:
7/27/96

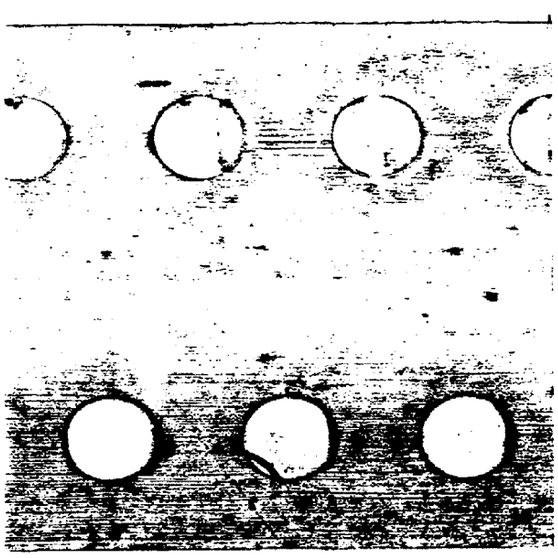
6.38 1.4

IDENTIFICATION REFERENCE

NOV 12 3 18 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN





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

RECEIVED OF _____

FOR _____

BOOK 8784 PAGE 606

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	19000.00
CON TX	70.30
PRFEE	1.00
WDEED	8.00
TOTAL	79.30
CHECK	79.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 11/12/92 01 15:12:0001 6216

6 3 8 1 4

IDENTIFICATION REFERENCE

NOV 12 3 10 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 590030