Box 58

BOOK 8826 PAGE 180

SPECIAL WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Combos & Hix, P. C.
Suite 1100, 11th Floor
First American Center
Nashville, Tennessee 37238

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,500.00

Steven C. Hooper
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF DECEMBER, 1992.

Notary Public

My Commission Expires: 11/27/93

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILL:	MAP-PARCEL NUMBER
Steven C. Hooper 434 Summit Ridge Place Nashville, Tennessee 37215	New Owner 434 Summit Ridge Place Nashville, TN 37215	Map 131-5B Parcel 434

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, UNION PLANTERS NATIONAL BANK, SUCCESSORS BY MERGER TO FIDELITY FEDERAL BANK, FSB, NASHVILLE, TENNESSEE, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVEN C. HOOPER, A SINGLE PERSON, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION
WHICH IS INCORPORATED HEREIN.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever. And we, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land, 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 specially warrant and defend the title to the said land only to the

extent and from the date the GRANTOR acquired the subject property, to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 29th day of December, 1992.

LENDER/GRANTOR:
UNION PLANTERS NATIONAL BANK,
SUCCESSORS BY MERGER TO
FIDELITY FEDERAL BANK, FSB

By: _____
Sean D. Hart

Its: Banking Officer
Banking Officer

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, 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 the Banking Officer of 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 29th day of December, 1992.

Faye Neal
Notary Public

My Commission Expires: 11/27/93

FAYE NEAL NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

7.7.727.

IDENTIFI REFERENCE

Dec 29 2 18 PM '92

DAVIDSON COUNTY, TN

Land in Davidson County, Tennessee, being Unit No. 434 on the Plan of Four Seasons Condominiums, of record in Book 5050, page 30, said Register's Office, and as Exhibit "D" to Master Deed of record in Book 6841, page 390, said Register's Office, to which plan reference is hereby made for a more complete legal description.

Being the same porperty conveyed to Fidelity Federal Bank, a Federal Savings Bank its successors and assigns by Successor Trustee's Deed of record in Book 8505, page 925, Register's Office for Davidson County, Tennessee. Union Planters National Bank Successor's by Merger to Fidelity Federal Bank, FSB.

This conveyance is made subject to the Plan of record in Book 5050, page 30 and as Exhibit "D" to Master Deed of record in Book 6841, page 390, Register's Office for Davidson County, Tennessee; Master Deed of Four Seasons Condominiums of record in Book 6841, page 349 and amended in Book 6847, page 122, said Register's Office; By-Laws of record in Book 6841, page 376, said Register's Office; Consent of Four Seasons Homeowner's Association to Easement Agreement of record in Book 6869, page 162 and re-recorded in Book 6870, page 966 and Easement Agreement of record in Book 7776, page 899, said Register's Office; all terms, conditions and obligations contained in the Easement dated June 10, 1977, of record in Book 5158, page 230, said Register's Office; all terms, conditions and obligations contained in the Sale and Assignment of Option dated July 11, 1977, of record in Book 5388, page 503, said Register's Office; all terms, conditions and obligations contained in the Warranty Deed, dated May 30, 1974, of record in Book 4821, page 20, said Register's Office; Deed of Conveyance to Metropolitan Government of Nashville and Davidson County Department of Water and Sewerage Services for the construction and maintenance of sanitary sewer lines as of record in Book 5271, page 430, said Register's Office; an Ingress-Egress Easement as described in Book 5158, page 30, said Register's Office; a Public Utility Easement "A" as described in Book 5158, page 851, said Register's Office; a Public Utility Easement "B" as described in Book 5158, page 851, said Register's Office; Engineer's Report of record in Book 6847, page 125, said Register's Office; and all other restrictions, encumberances or liens of any nature, including Homeowner's Association dues. Taxes for the current year have been paid and prorated day of close.

6221 12/29 0101 03CHECK 107.35

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8826 PAGE 183

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 25500.00
				CON TX 94.35
				PRFEE 1.00
				WDEED 12.00
				TOTAL 107.35
				CHECK 107.35
12/29/92	01			14:16 0001 6221

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.7.2.7.

IDENTIFICATION REFERENCE

DEC 29 2 18 PM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 605346