STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $585,000.00.

Ralph W Massie
Affiant

Box 44

Subscribed and sworn to before me, this 26th day of April, 1993.

Betty R. Drumm
Notary Public

My Commission expires: 9-21-96

This instrument prepared by:
George V. Crawford, Jr.
Gullett, Sanford, Robinson & Martin
P. O. Box 198888
Third Floor
230 Fourth Avenue North
Nashville, TN 37219-8888

Address new owner as follows:	Send Tax Bills To:	Map-Parcel Number
Ralph W. Massie and wife, Libby O. Massie 135 Brighton Court Nashville, TN 37215	SAME	104-13-F-135.00CO

TAX 2173.50

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **J. FRED PILKERTON, JR., AND WIFE, MARY KNOX B. PILKERTON**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **RALPH W. MASSIE AND WIFE, LIBBY O. MASSIE**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 135 on the Plan of Brighton Close, Phase II, Unit 125, 135 and 136 of record in Book 7900, page 256, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to J. Fred Pilkerton, Jr., and wife, Mary Knox B. Pilkerton by deed from G & W Partners, a Tennessee partnership composed of George Gianikas, Steve R. Wherry and Albert J. Dale, Jr., of record in Book 8369, page 239, Register's Office for said County.

This conveyance is subject to the following:

1. 1993 State and County taxes, a lien not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this deed, Grantees assume and agree to timely pay such taxes and agrees to indemnify and hold harmless Grantor of liability and loss from failure to pay such taxes.

2. Matters shown on the Plan of record in Book 7900, page 246, Register's Office for said County.

3. Certificate of Charter of Brighton Close Condominium Homeowners' Association of record in Book 7522, page 131, as amended in Book 7522,

page 134 and Charter of Brighton Close, Phase II, of record in Book 8273, page 908, Register's Office for said County.

4. Declaration of Covenants, Conditions and Restrictions of record in Book 7522, page 108; Book 7803, page 458; as amended in Book 7807, page 500; Book 7871, page 343; and in Book 8273, page 884, Register's Office for said County, and By-Laws of record in Book 7522, page 123, as amended in Book 8273, page 898, Register's Office for said County.

This is improved property known as 135 Brighton Close, Nashville, TN 37215.

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 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 further covenants and binds ourselves, our heirs and assigns, 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.

WITNESS our hands this 26th day of April, 1993.

J. Fred Pilkerton, Jr.

Mary Knox B. Pilkerton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **J. FRED PILKERTON, JR.**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of April, 1993.

Betty R. Grimes
Notary Public

My Commission Expires: 9.21.96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY KNOX B. PILKERTON**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of April, 1993.

Betty R. Grimes
Notary Public

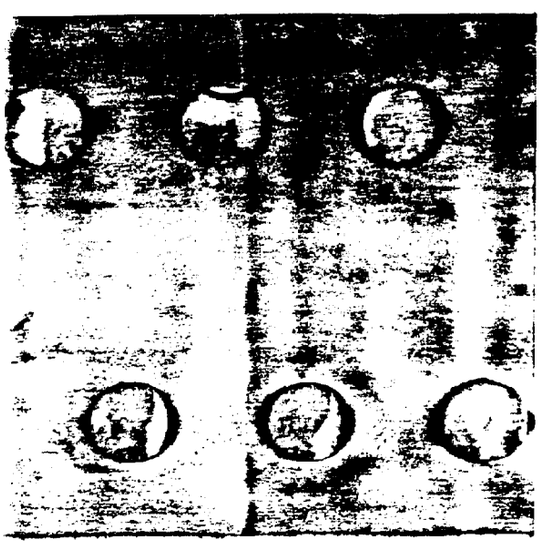
My Commission Expires: 9.21.96

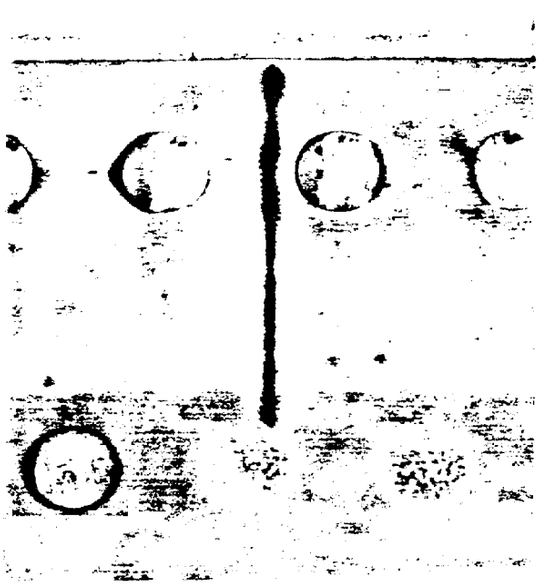
1287.0

IDENTIFICATION REFERENCE

APR 26 1 35 PM '93

DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8925 PAGE 968

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 585000.00
CON TX 2164.50
PRFEE 1.00
WDEED 8.00
TOTAL 2173.50
CHECK 2173.50

04/26/93 01 13:35 0001 9154

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1287.0.

IDENTIFI REFERENCE

APR 26 1 35 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 643859