[ADDRESS NEW OWNER:]	SEND TAX BILL TO:]	MAP-PARCEL NOS.]
[Andrea J. Beeman]	Union Planters]	MAP and PARCEL]
[Michael A. Beeman]	Attn: Tax Dept.]	]
[5515 Country Drive, #G-48]	7130 Goodlett Farms Pky 4 West]	162-05-0 C 048.00 CO]
[Nashville, TN 37211]	Memphis, TN 38173-0137]	]

[This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park]
[2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 27B)]

WARRANTY DEED

BOOK 9032 PAGE 957

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Anita F. Carmack Sadler, a married person** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Andrea J. Beeman and Michael A. Beeman, wife and husband** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

A certain condominium apartment being Townhouse Number 48 in Hickory Valley Condominiums, as shown on the plan of Hickory Valley as of record in Book 4460, Page 27, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Anita F. Carmack, unmarried, by deed from Rita S. Owens and Cathy M. Moore and husband, James M. Moore, of record in Book 7284, page 111, said Register's Office. The said Anita F. Carmack having since married James S. Sadler.

James S. Sadler joins in this conveyance to convey any and all interest he may have in said property including but not limited to any marital rights therein.

This is property with a common address of 5515 Country Drive, #G-48, Nashville, TN 37211.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) Deed of Trust of record in Book 7284, Page 114, said Register's Office; 3) Master Deed of record in Book 4521, Page 574, said Register's Office; 4) By-Laws of record in Book 4521, Page 582, said Register's Office; 5) Clarification of Master Deed of record in Book 5001, Page 394, said Register's Office; 6) The Plan of record in Book 4460, Page 27, said Register's Office and all matters therein.

Property Sold "AS IS".

It is understood and agreed between the parties that part of the consideration for this conveyance is the assumption by the Grantees of an indebtedness secured by a Deed of Trust of record in Book 7284, Page 114, said Register's Office. The present principal balance of said indebtedness is $46,886.29.

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[The actual consideration or value, whichever is greater for this]
[transfer is $49,500.00]
[ ]
[Affiant]
[Subscribed and sworn before me this 30th day of July, 1993.]
[ ]
[My Commission Expires: 10-14-96 Notary Public]

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **30th** day of **July, 1993.**

Anita F. Carmack Sadler
Anita F. Carmack Sadler

James S. Sadler
James S. Sadler

4597 08/02 0101 03CHECK 192.15

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Anita F. Carmack Sadler and husband, James S. Sadler**, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at **Nashville,**, Tennessee, this **30th** day of **July, 1993.**

Lisa A. Jarrell
Notary Public
My Commission Expires: 10-24-96

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named , with whom I am personally acquainted, and who acknowledged that (s)he executed the within instrument for the purposes therein contained, and who further acknowledged that (s)he is the Attorney-In-Fact of , and is authorized by to execute this instrument on his/her behalf.

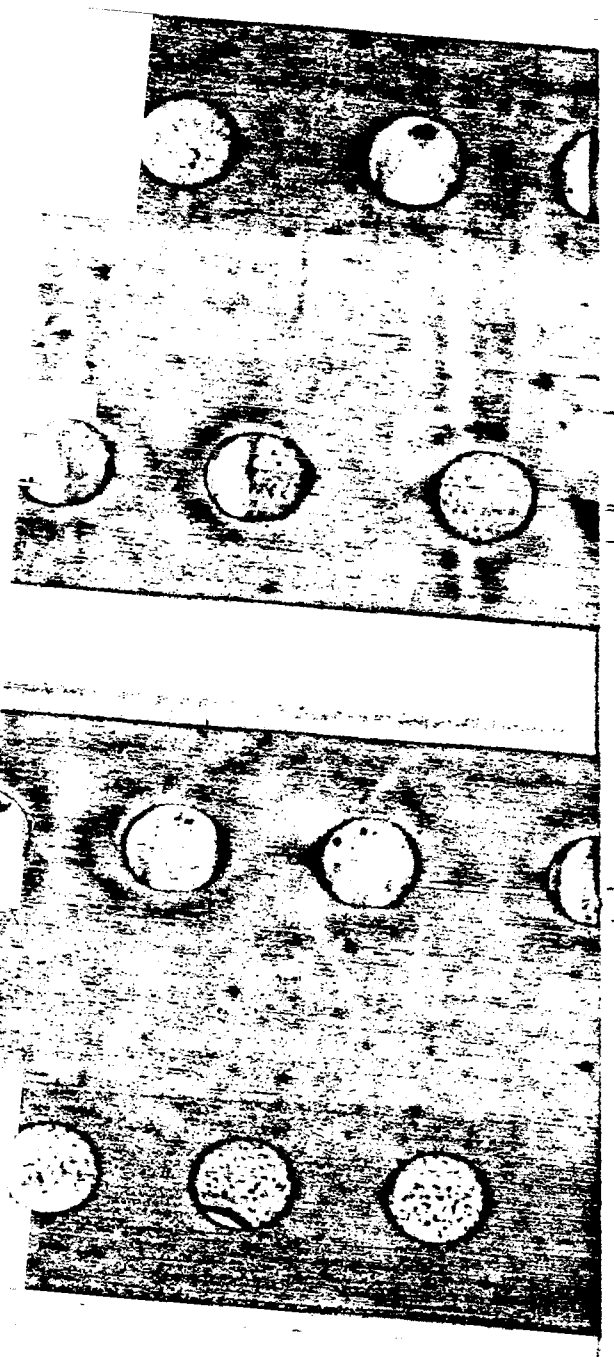
Witness my hand and official seal at **Nashville,**, Tennessee, this **30th** day of **July, 1993.**

Notary Public
My Commission Expires:

File No. 9307-303

93 AUG -2 PM 3:29
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

47261
IDENTIF. ↑ REFERENCE



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

RECEIVED OF _____

FOR _____

BOOK 9032 PAGE 959

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	49500.00
			CON TX	183.15
			PRFEE	1.00
			WDEED	8.00
			TOTAL	192.15
			CHECK	192.15

08/02/93 01 15:29 0001 4597

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47261
IDENTIF. ← REFERENCE

93 AUG -2 PM 3:29
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 681008