Box 50

This Instrument prepared by:
Stokes & Bartholomew, P.A.
424 Church Street
Suite 2800
Nashville, Tennessee 37219

BOOK 9033 PAGE 154

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL
Billy Wayne Easterly 118 Park Circle Court Nashville, Tennessee 37205	same	Map 104-09-G Parcel 15 CO

SPECIAL WARRANTY DEED

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, BancBoston Mortgage Corporation existing under the laws of the State of Florida and having its principal place of business at 7301 Baymeadows Way, Jacksonville, Florida 32256, (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said Billy Wayne Easterly _____ (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in the Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Unit No. 15, Park Circle Condominiums, as shown in Exhibit B to the Master Deed establishing a Horizontal Property Regime of Park Circle Condominiums, of record in Book 6809, pages 610-620, Register's Office for Davidson County, Tennessee, along with an undivided interest in the common elements thereto of 1.06078%, and subject to all terms and conditions of said Master Deed and By-Laws establishing a Horizontal Property Regime for Park Circle Condominiums, of record in Book 6809, page 569, in said Registers' Office.
>
> Being the same property conveyed to BancBoston Mortgage Corporation by Substitute Trustee's Deed from Joe M. Kirsch, Substitute Trustee, of record in Book 8710, page 432, Register's Office for Davidson County, Tennessee.

This conveyance of the Property, and all covenants and warranties contained herein are made expressly subject to the following:

1. 1993 Property Taxes which are not yet due and payable.
2. Master Deed establishing a Horizontal Property Regime of Park Circle Condominiums, of record in Book 6809, page 569, Register's Office for Davidson County, Tennessee.

3. The Plan of record in Book 6809, pages 610-620, Register's Office for Davidson County, Tennessee.

4. Easements of record in Book 4879, page 460, and Book 5967, page 451, Register's Office for Davidson County, Tennessee.

5. Easement for abutting property owners to use an alley contained in an instrument of record in Book 465, page 570, Register's Office for Davidson County, Tennessee.

6. Rights of others in and to the common elements.

7. Rules and Regulations of Park Circle Condominiums Homeowners Association, of record in Book 8834, page 727, Register's Office for Davidson County, Tennessee.

8. The lien for special assessments contained in the Master Deed.

This is improved property known as 118 Park Circle Court, Nashville, Davidson County, Tennessee 37205.

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, and Grantee's successors and assigns forever.

And Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances made or suffered by Grantor except to the extent otherwise set forth herein.

And Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons claiming by, through or under the Grantor, but not further or otherwise.

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 27th day of July, 1993.

ATTEST:

Sandra D. Cooper
Assistant Secretary

BANCBOSTON MORTGAGE CORPORATION

By: Vernon F. McDaniell
Vice President

STATE OF FLORIDA
COUNTY OF DUVAL

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Vernon F. McDaniell and Sandra D. Cooper, with whom I am personally acquainted and who upon their several oaths acknowledged themselves to be the Vice President and Assistant Secretary respectively of BancBoston Mortgage Corporation the within named bargainor, a corporation, and that they as such Vice President and Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Vernon F. McDaniell as such Vice President, and attesting the same by the said Sandra D. Cooper as such Assistant Secretary.

Witness my hand and official seal at office at Jacksonville, Florida, on this 27th day of July, 1993.

Rachel A. Bond
Notary Public

NOTARY PUBLIC, STATE OF FLORIDA.
MY COMMISSION EXPIRES: August 25, 1995.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

My Commssion Expires:

RACHEL A. BOND NOTARY PUBLIC STATE OF FLORIDA

STATE OF FLORIDA
COUNTY OF DUVAL

The actual consideration or value, whichever is greater, for this transfer is $67,000.00.

Vernon F. McDaniell
Affiant

Subscribed and sworn to before me this 27th day of July, 1993.

Rachel A. Bond
Notary Public

My Commission Expires:

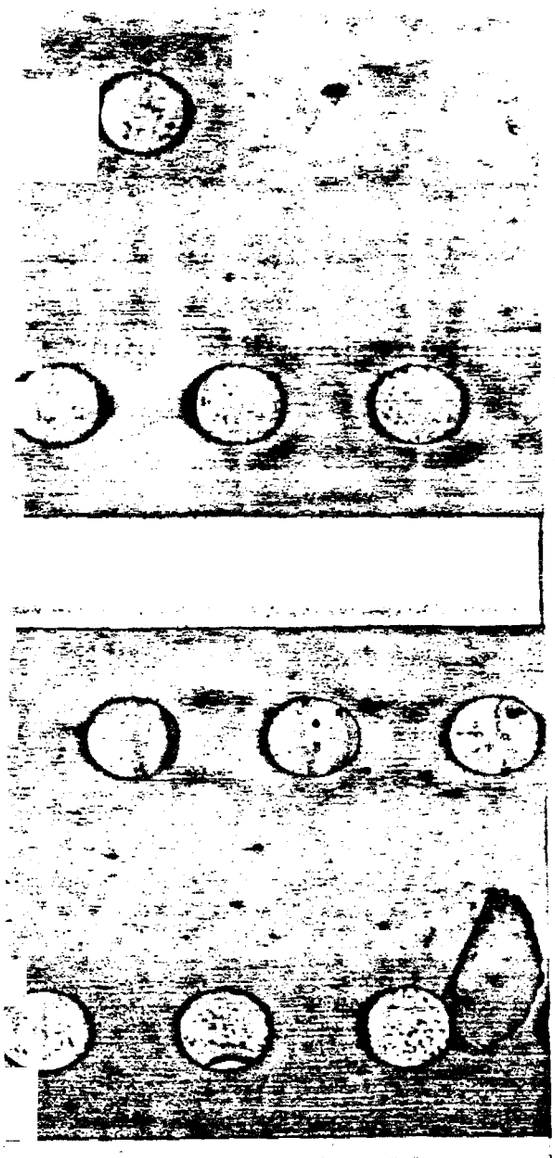
NOTARY PUBLIC, STATE OF FLORIDA.
MY COMMISSION EXPIRES: August 25, 1995.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

RACHEL A. BOND NOTARY PUBLIC STATE OF FLORIDA

4650 08/02 0101 03CHECK 260.90

47313
IDENTIF. ↑ REFERENCE

93 AUG -2 PM 4:09
FELICIA A. [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9033 PAGE 157

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 67000.00	
			CON TX 247.90	
			PRFEE 1.00	
			TDEED 12.00	
			ERR CO	
			TDEED 12.00-	
			WDEED 12.00	
			TOTAL 260.90	
			CHECK 260.90	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/02/93 01 16:09 0001 4650

47313
IDENTIF. ↑ REFERENCE

93 AUG -2 PM 4:03
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 681061