STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 108,900.00

Brette Lea
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
13th DAY OF December 19 93

Notary Public

MY COMMISSION EXPIRES: 1/21/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201
File #32019

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brette E. Lea (NAME)	FIRST REPUBLIC MORTGAGE (NAME)	MAP 131-6-G
412 Ashlawn Court (ADDRESS)	6012 Wilmington Pike (ADDRESS)	PARCEL 142
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Dayton, Ohio 45459 (CITY) (STATE) (ZIP)	7DA 92525

FOR AND 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, Tom W. Prather and wife, Sammie C. Prather

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brette E. Lea, an unmarried person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Unit No. 412 of Burton Hills, Village of Ashlawn, a Concominium, created under Title 66, Chapter 27, Sections 101 et seq., as amended in Tennessee Code Annotated, and as established by a Master Deed of record in Book 7076, Page 696, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit C of said Master Deed. Referenced is hereby made to the Plat of Burton Hills, Village of Ashlawn, A concominium, as set forth in Exhibit B of said Master Deed for a more complete identification and description of such Unit.

BEING the same property conveyed to Tom W. Pranther and wife, Sammie C. Pranther by deed from Burton Hills Properties, a Kentucky Partnership of record in Book 8245, Page 425, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

04403 IDENTIF. ← REFERENCE

94 JAN -5 PM 2:17 FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TN.

6245 01/05 0101 03CHECK 411.93

unimproved ( )
This is improved (X) property, known as 412 Ashlawn Court, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 do 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 we do further covenant and bind ourselves, our heirs and representatives, 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 13th day of December, 19 93

Tom W. Prather

Sammie C. Prather

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tom W. Prather and wife, Sammie C. Prather

the bargainor s, with whom I am personally acquainted or 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 13th day of December 19 93.

Commission expires 1/24/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

ALAN L SATURN NOTARY PUBLIC AT LARGE STATE

BOOK 9211 PAGE 377

WARRANTY DEED

FROM

Tom W. Prather and wife, Sammie C. Prather

TO

Brette E. Lea

RETURN TO:

Saturn & Mazer Title Services
212 Third Avenue, North
Nashville, Tennessee 37201 File #32019

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

RECEIVED OF _____

FOR _____

BOOK 9211 PAGE 378

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 108900.00
CON TX 402.93
PRFEE 1.00
WDEED 8.00
TOTAL 411.93
CHECK 411.93

01/05/94 01 14:17 0001 6245

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0440403
IDENTIF. ↑ REFERENCE

94 JAN -5 PM 2:17
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.742268