BOOK 9353 PAGE 723

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8736

W & I Ref: (ljh) (Title No: 35228)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 119000.00

Affiant

Sworn and subscribed before me this 20th day of May, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Nestor G. Sepulveda Hermy Sepulveda 143 Holly Forest Nashville, TN 37221	Leader Federal Bank for Savings 158 Madison Avenue Memphis, Tennessee 38101-0275	142-08-A-44-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **George Lee Smith, Jr. and Arnold Lee Brown, both unmarried persons,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Nestor G. Sepulveda and spouse, Hermy Sepulveda,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 44 on the plan of Coronada, a Condominium, of record in Book 4860, page 26, Register's Office for said County to which plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to George L. Smith and Arnold L. Brown, joint tenants with right of survivorship, by deed from Sheila D. Timmons, a single person, of record in Book 8727, page 840, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 4901, Page 679, Book 4901, page 702, Book 5202, page 329, Book 5306, page 241, Book 5522, page 675 and Book 5869, page 269, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

FELIX [illegible] REGISTER DAVIDSON COUNTY, TN.
94 MAY 23 PM 2:17
IDENTIFICATION REFERENCE
53023

This is improved property, known as: 143 Holly Forest, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of May, 1994.

George Lee Smith, Jr.

Arnold Lee Brown

State of Tennessee
County of Davidson

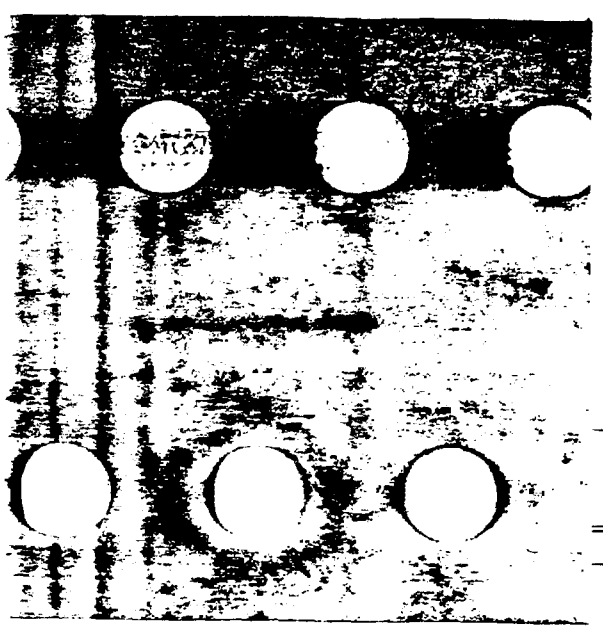
POST [illegible] 0.01 DEDICA 449.3

On this 20th day of May, 1994, before me the undersigned authority, personally appeared **George Lee Smith, Jr.** and **Arnold Lee Brown**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

Notary Public



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9353 PAGE 724

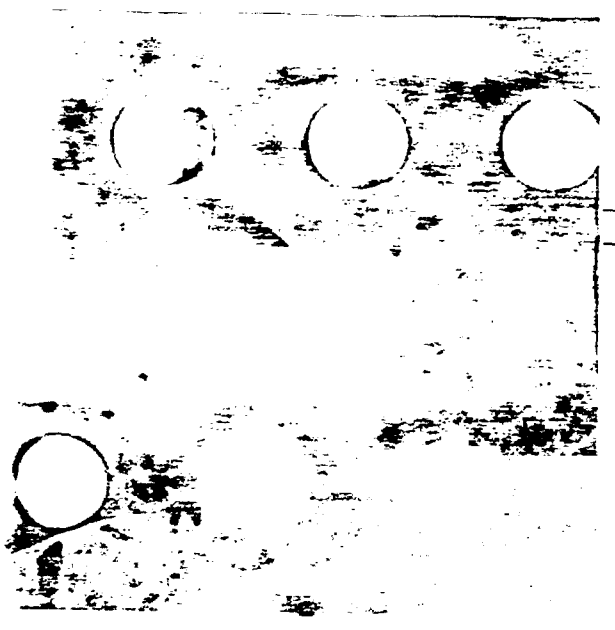
CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAHT

[illegible] 9000.00
CON TX 440.30
PRFEE 1.00
MDEED 8.00
TOTAL 449.30
CHECK 449.30

[illegible] DL [illegible] 0001 7294



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

53023
IDENTIFICATION REFERENCE

94 MAY 23 PM 2:17

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 794288