File Box 38
First Title and Escrow Co., Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

BOOK 9418 PAGE 563

#12673

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BETTYLYN McKINNEY-MINTON	NEW OWNER	Map 116-3-A
(NAME)	(NAME)	
4505 Harding Pike #73		Parcel 65
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205		FB 7DA70064
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, AMY P. GARRISON, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BETTYLYN McKINNEY-MINTON, married and LISA LYN LUTHER, married, as joint tenants with the right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 73E on the plan of Royal Oaks Tower Condominium Apartments of record in Plat Book 4460, page 189, Register's Office for said county, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of The Royal Oaks Towers, a horizontial property regime established by Master Deed and By-Laws of record in Book 4710, page 901 amended in Book 4798, page 813, said Register's Office, said unit being located upon Lot No. 3 on the Plan of Royal Oaks of record in Plat Book 4300, page 201, Register's Office for Davidson County, Tennessee.

1001 07/27 0101 03CHECK 194.00

Being the same property conveyed to Frank M. Garrison, unmarried by deed from Elizabeth T. Scheffer, unmarried of record in Book 6365, page 793, said Register's Office. Frank M. Garrison has subsequently married and conveyed his interest in said property to his wife, Amy P. Garrison by quitclaim deed of record in Book 7629, page 550, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1994 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 4710, page 901; amended in Book 4798, page 813; (3) Easements of record in Book 3958, page 152; and (4) All matters appearing on the Plan of record in Plat Book 4460, page 189, said Register's Office.

Frank M. Garrison, spouse of Amy P. Garrison, joins in execution of this instrument for the purpose of conveying any interest he may have in the subject property by virtue of his marriage to the said Amy P. Garrison.

75124

IDENTIF. & REFERENCE

94 JUL 27 AM 10:38

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (XX) property, known as 4505 Harding Pike #73, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 22nd day of July, 19 94

Amy P. Garrison
AMY P. GARRISON

FRANK M. GARRISON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9418 PAGE 564

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, AMY P. GARRISON AND HUSBAND, FRANK M. GARRISON with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 21st day of July, 19 94.

My commission expires 11-25-95 Notary Public Linda Brake

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF July, 1994

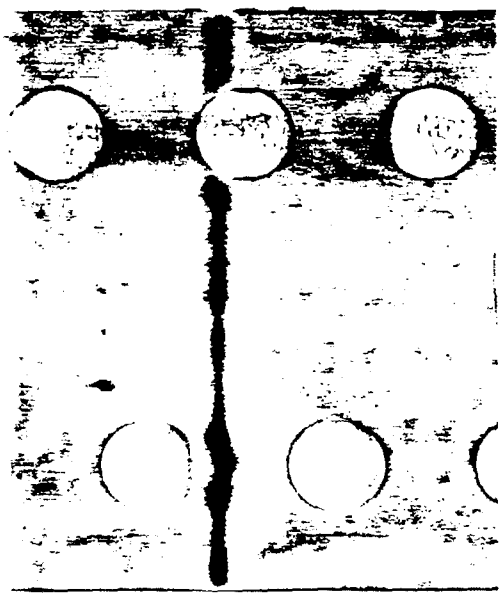
MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM AMY P. GARRISON

TO BETTYLYN McKINNEY-MINTON

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

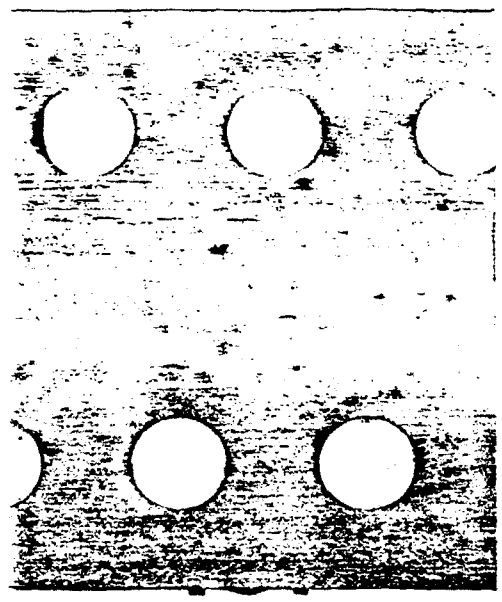
RECEIVED OF _____

FOR _____

BOOK 9418 PAGE 565

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 50000.00
CDN TX 135.00
PRFEE 1.00
[illegible] 8.00
TOTAL 194.00
CHECK 194.00
07/27/94 01 10:38 0001 1301

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

75124
IDENTIF. & REFERENCE

94 JUL 27 AM 10:38

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

No. 817858