Bk 44

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $100,000.00.

Joan B. Neal
Affiant

Subscribed and sworn to before me, this 15th day of August, 1994.

Betty R. Stubblefield
Notary Public

My Commission Expires: 9-21-96

This instrument prepared by:
George V. Crawford, Jr.
Gullett, Sanford, Robinson & Martin
230 Fourth Avenue North
Third Floor
P.O. Box 198888
Nashville, TN 37219-8888

Address new owner:	Send Tax Bills To:	Map/Parcel Number
Joan B. Neal 4225 Harding Place #610 Nashville, TN 37215	SAME	103-16C-610

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, **JOHN H. NOEL, III**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **JOAN B. NEAL**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit 610 on the plan of Wellington Arms, a Condominium Development, of record in Book 5200, page 316, Register's Office for Davidson County, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to John H. Noel, III, by deed from Brenda Joan Davis of record in Book 9393, page 799, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1994 Taxes, a lien not yet due and payable which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Master Deed establishing a Horizontal Property Regime of record in Book 5891, page 897, Register's Office for said County.

3. Matters shown on the Plan of record in Book 5200, page 421, Register's Office for said County.

This is improved property known as 4225 Harding Road, Unit 610, Nashville, TN 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, their heirs and assigns, forever; and I do covenant with the said Grantee that

Grantor shall have the right of first refusal to purchase the property in the event Grantee elects to sell. Upon Grantor receiving notice of Grantee's election to sell, Grantor shall have 48 hours to exercise his right.

I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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 hands this 15th day of August, 1994.

John N. Noel, III

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JOHN N. NOEL, III**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of August, 1994.

Notary Public

My Commission Expires: 9-21-96

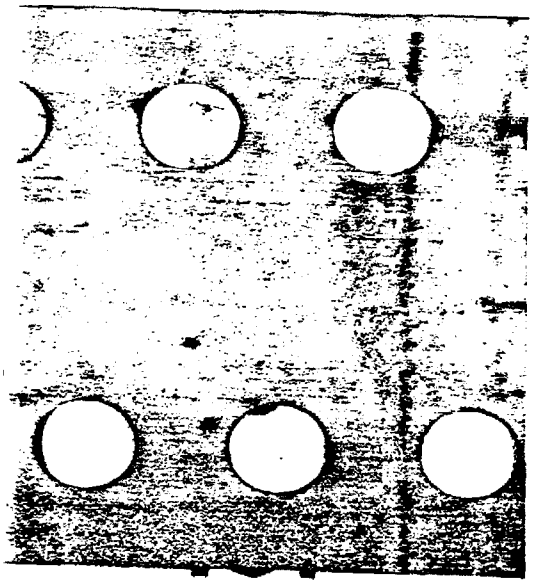
BETTY R. CRUMES NOTARY PUBLIC DAVIDSON COUNTY, TENN.

81880
IDENTIF. & REFERENCE

94 AUG 17 AM 9:33
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

8662 08/17 0101 03CHECK $79.00





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

RECEIVED OF _____

FOR _____

BOOK 9438 PAGE 677

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 100000.00
CON TX 370.00
PRFEE 1.00
WDEED 8.00
TOTAL 379.00
CHECK 379.00

08/17/94 01 09:33 0001 8662

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

81880
IDENTIF. & REFERENCE

94 AUG 17 AM 9:33
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 825117