File Box 38
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr., Atty.
4301 Hillsboro Road Suite 220
Nashville, Tennessee 37215

BOOK 9460 PAGE 439

No. 12779

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ERIC WILKEY	CHARLES C. TRABUE, JR.	131-2-A
(NAME) 2116 Hobbs Road Unit C-6	(NAME) 25th Floor Nashville City Center	15
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37215	(STREET ADDRESS) Nashville, TN 37219	7DA 79120
(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, MARY L. HARRINGTON, unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERIC WILKEY, unmarried,

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 C-6 on the Plan of Hobbs House Condominium Apartments of record in Plat Book 4595, page 74, amended in Book 5200, page 54, 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 Hobbs House, a horizontal property regime established by Master Deed of record in Book 5289, page 515, amended in Book 5292, page 958, Book 5293, page 612, Book 7802, page 299, Book 6822, page 893, and Book 7824, page 974, said Register's Office.

Being the same property conveyed to Mary L. Harrington, unmarried by deed from Charles C. Trabue, Jr., and wife, Mary H. Trabue, of record in Book 8059, page 49, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Taxes for 1994 which have been prorated and assumed by the Grantee; (2) Charter of record in Book 5296, page 689; (3) Restrictions of record in Book 5289, page 515 amended in Book 5292, page 958, Book 5293, page 612, Book 7802, page 299, and Book 6822, page 893 and Book 7824, page 974; and (4) All matters appearing on the plan of record in Plat Book 4595, page 74 amended in Book 5200, page 54, Register's Office for Davidson County, Tennessee.

As part of the consideration for this transfer, the Grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated January 11, 1993, in the original principal sum of $49,440.43, payable to Charles C. Trabue, Jr. in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 8837, page 904, said Register's Office.

unimproved (XX)
This is improved ( ) property, known as 2116 Hobbs Road Unit C-6, Nashville, Tennessee 37215

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 26th day of August, 94

Mary L. Harrington
MARY L. HARRINGTON

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY L. HARRINGTON

with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office, this 26th day of August 19 94.

My commission expires 11/20/96 Notary Public

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 _____

89313
IDENTIFICATION REFERENCE

94 SEP -9 AM 9:36
FELIA E. [illegible] REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF August 19 94

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

Notary Public

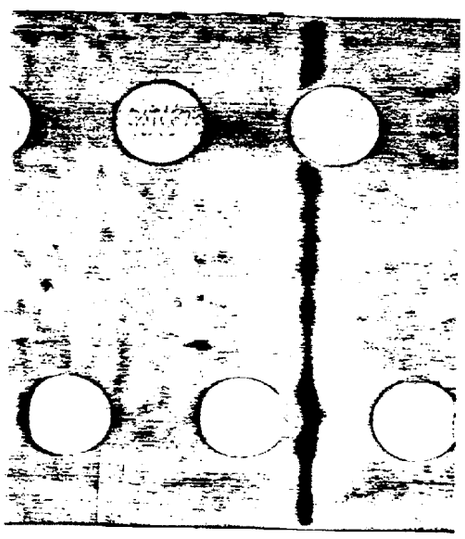
WARRANTY DEED

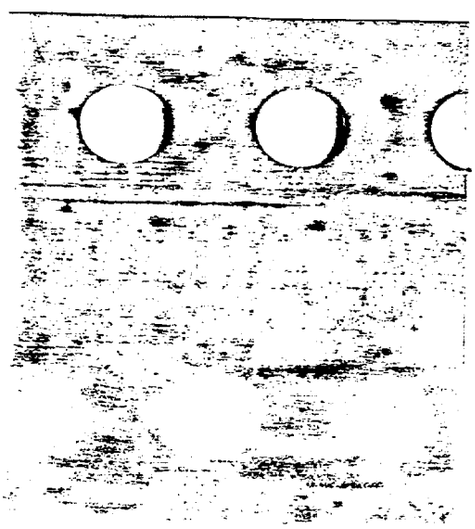
FROM MARY L. HARRINGTON

TO ERIC WILKEY

5708 09/09 0101 02:CHECK 216.50

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 110 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 _____

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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 56000.00
				CON TX 207.20
				PRFEE 1.00
				WDEED 8.00
				TOTAL 216.20
				CHECK 216.20
09/09/94	01			09:34 0001 6708

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89313
IDENTIF. ↑ REFERENCE

94 SEP -9 AM 9:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 833059