BOOK 9481 PG 703

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 34859)
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: $ 79000.00

Randall J. Delany
Affiant

Sworn and subscribed before me this
28th day of September, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Randall J. Delany 211 Post Creek Road Nashville, Tennessee 37221	Mortgage Service America Co. P. O. Box 7360 Reno, Nevada 89510-7360	128-15B-211

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 **James E. Sanders and spouse, Cynthia Ford-Sanders,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Randall J. Delany, a single person,** 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. 211 on the plan of Post-House-Bellevue Condominium, Phase Three, of record in Book 8047, Page 867 and re-recorded in Book 8101, Page 562, amending the original Master Deed in Book 6838, Page 445, Register's Office for said County and to which exhibit of the Master Deed reference is hereby made for a more complete description thereof..

BEING the same property conveyed to James E. Sanders and spouse, Cynthia Ford Sanders by deed from Bellevue Post House, Inc., of record in Book 8345, Page 423, Register's Office for Davidson County, Tennessee.

SUBEJCT to Master Deed and By-Laws contained in instrument of record in Book 6838, Page 445, Book 6846, Page 816, Book 6846, Page 121, Book 6846, Page 811, Book 8044, Page 195, Book 8047, Page 867, Book 8101, page 562, Book 8626, Page 588, said Register's Office.

96169
IDENTIF. ↑ REFERENCE
94 OCT -3 AM 11:03
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

4096 10/03 0101 03CHECK 301.30

This is improved property, known as: 211 Post Creek Road, Nashville, Tennessee 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 28th day of September, 1994.

James E. Sanders
James E. Sanders

Cynthia Ford-Sanders
Cynthia Ford-Sanders

State of Tennessee
County of Davidson

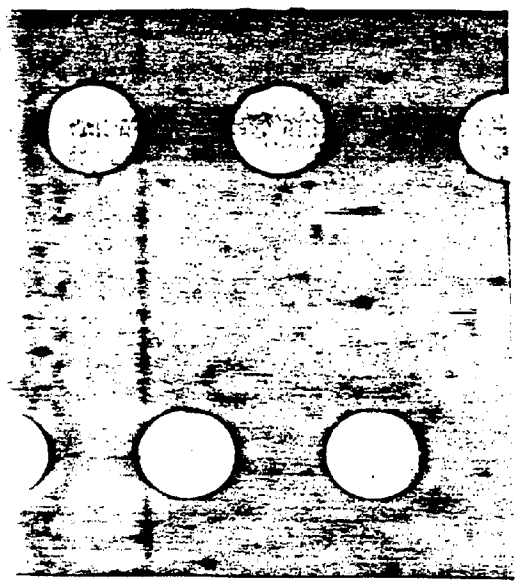
On this 28th day of September, 1994, before me the undersigned authority, personally appeared **James E. Sanders** and **Cynthia Ford-Sanders**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

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

Notary Public

RECU



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

RECEIVED OF _____

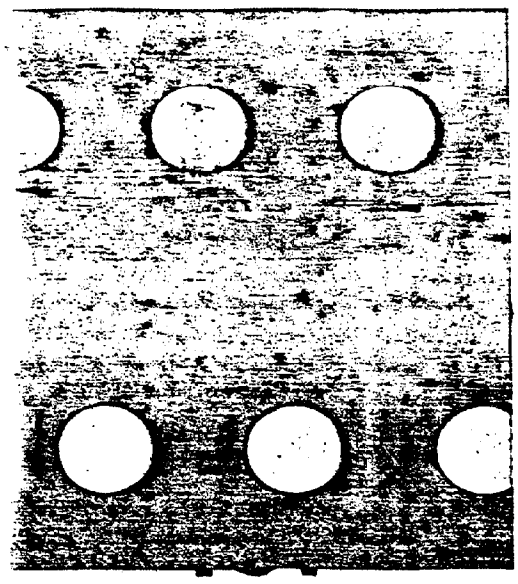
FOR _____

BOOK 9481 PG 704

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

OFF



CAMT 79000.00
CON TX 292.30
PRFEE 1.00
WDEED 8.00
TOTAL 301.30
CHECK 301.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 4096

96169
IDENTIF. ↑ REFERENCE

94 OCT -3 AM 11:03
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 840345