BOOK 9753 PG 813

BOX #19B
G#95-8-10

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,731.01

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF August 19 95

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRUCE A. GRIFFY (NAME)	FIRST INVESTMENT COMPANY (NAME)	MAP 142-07-0-D
215 Wynbrook Court (ADDRESS)	P. O. Box 729 (ADDRESS)	PARCEL 215co
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Columbus, Ohio 43216-0729 (CITY) (STATE) (ZIP)	FB #09D-81276

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, ~~WE~~ I, SALLY LEWIS COLLIER, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRUCE A. GRIFFY, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR 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 No. 215 of Wynbrook Condominiums created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 7285, Page 918, and as amended in Book 7507, Page 271, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed. Reference is hereby made to the plat of Wynbrook Condominiums, as shown on the Exhibit "C" to the Amendment to the Master Deed, of record in Book 7507, Page 276, in said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to Sally Lewis Collier, by Deed from Fredrick E. Bexten and wife, Claudette M. Bexten, of record in Book 7928, Page 98, Register's Office for Davidson County, Tennessee.

The premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws of Wynbrook Homeowners' Association, Inc., of record in Book 7285, Page 957, Register's Office for Davidson County, Tennessee, for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed, as of record

CONTINUED

unimproved ( )
This is improved (X) property, known as 215 Wynbrook Court, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 my hand this 3rd day of August 19 95

Sally Lewis Collier
SALLY LEWIS COLLIER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9753 PG 817

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SALLY LEWIS COLLIER, UNMARRIED

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 3rd day of August 19 95.

Commission expires July 24, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

aforementioned, establishing a Horizontal Property Regime of Wynbrook Condominiums; restrictive covenants of record in Book 6519, Page 458, in Book 6529, Page 560, in Book 7037, Page 683, in Book 7470, Page 130, and in Book 7550, Page 809, said Register's Office; easements and setback lines, if any, as set forth on the above plan of record; and taxes for the current year which have been assumed by the Grantee herein.

AS part of the above consideration, the Grantee herein assumes and agrees to pay the unpaid balance owing on a certain Note and secured by a Deed of Trust executed by Frederick E. Bexten and wife, Claudette M. Bexten, to Richard A. Northcutt, Trustee, of record in Book 7529, Page 4, and re-recorded in Book 7688, Page 871, Register's Office for Davidson County, Tennessee, dated April 27, 1988, to secure to First Investment Company, in the original principal amount of $75,400.00, payable as set forth therein.

THIS INSTRUMENT HAS BEEN PREPARED SOLELY FROM INFORMATION PROVIDED BY THE PARTIES TO THIS TRANSACTION.

0086562

IDENTIF. & REFERENCE

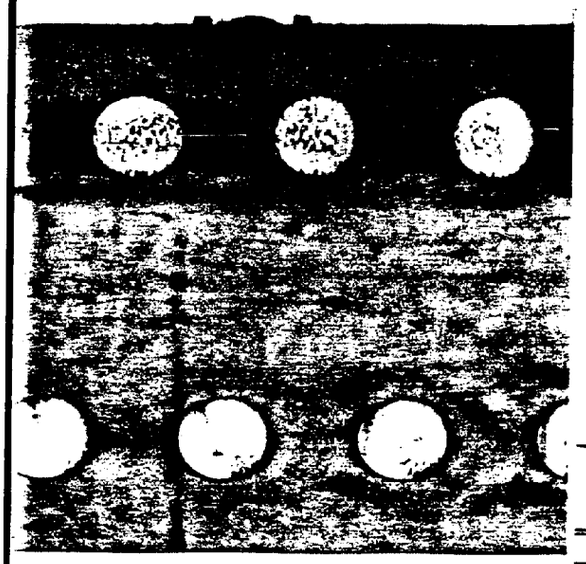
95 AUG -4 PM 4:10

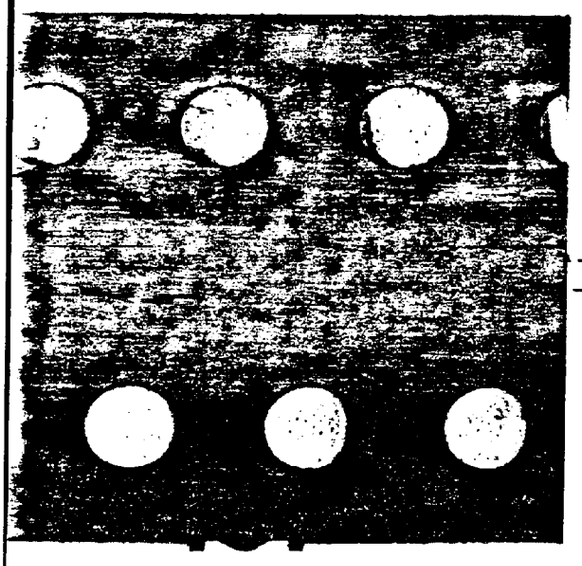
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

7254 08/04/95 0101 03CHECK

326.00

DCTN01W





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

RECEIVED OF _____

FOR _____

BOOK 9753 PG 818

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 85731.01
CON TX 317.09
PRFEE 1.00
WDEED 8.00
TOTAL 326.09
CHECK 326.09

08/04/95 01 16:10 0001 9264

RECEIPT NOT VALID UNTIL CHECK IS PAID BY BANK

0086562
IDENTIF. ↑ REFERENCE

95 AUG -4 PM 4:10

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 938287