WARRANTY DEED

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Mr. Brent Foster 3636 Cedar Grove Road Lebanon, TN 37087	Same	Map 136-10-0-B Parcels 63.00, 64.00,62.00 & 61.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 32,000.00 .

Brent Foster
Affiant

SWORN TO AND SUBSCRIBED before me this the 10 day of August 1995.

Notary Public

My Commission Expires: 10-25-95

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, EATHERLY CONSTRUCTION COMPANY, hereinafter referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto BRENT FOSTER, hereinafter referred to as Grantee, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 31 (including Units 31 and 31A) and Lot No. 32 (including Units 32 and 32A) on the Plan of Priest Lake Forest, Section 5, a revision of Lots 21-32, 39 and 40, on the Condominium Site Plan of Lots 21-40, as of record in Book 6250, page 49, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

BEING a portion of the property conveyed to Eatherly Construction Company by Angus Gillis III, Trustee, by deed of record in Book 7407, page 525, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. All matters shown on the the plan of record in Book 5200, page 626, and Book 6250, page 49, Register's Office for Davidson County, Tennessee.

2. The premises herein described is a condominium apartment established pursuant to the provisions of the Horizontal Property Act, as the same is set out in § 66-27-101 et seq., of the Tennessee Code Annotated, as amended and is subject to the provisions and requirements thereof; also subject to easements, rights and interests 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 buildings thereon; and also including without limitation, all conditions, covenants, restrictions, options, burdens, liens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Priest Lake

Forest, Section 5 of record in Book 5931, page 645, Supplemental Master Deed of record in Book 6145, page 435, amended in Book 6199, page 270, Register's Office for Davidson County, Tennessee, and the By-Laws appended thereto of record in Book 5931, page 677, and Supplemental By-Laws of record in Book 6145, page 433, Register's Office for Davidson County, Tennessee.

3. Real property taxes for the year 1995 which the Grantee herein assumes and agrees to pay.

4. Rights of others in and to the common elements including rights of Priest Lake Forest Homeowners Association in certain common elements conveyed to them by instrument of record in Book 9735, p. 744, Register's Office for Davidson County, Tennessee.

5. Declaration of Covenants, Conditions, Liens, Easements and Restrictions, including, but not limited to, easements, assessments, special assessments, charges and liens, contained in an instrument of record in Book 6145, page 434, said Register's Office.

6. Grantor specifically agrees to indemnify Grantee from any liability for assessments made by the Homeowners' Association which may be due and payable prior to date of deed.

This is unimproved property known as Lot 31 (including Units 31 and 31A) and Lot 32 (including Units 32 and 32A), Priest Lake Forest, Section 5, Nashville, Davidson County, Tennessee 37210. The street addresses are 3568, 3570, 3566 and 3564, Seneca Forest Drive, Nashville, TN.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said Grantor, its successors and assigns, forever, and the said Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as above mentioned.

And the said Grantor does further covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 10 day of August 1995.

EATHERLY CONSTRUCTION COMPANY,
A Partnership

By: R. L. Eatherly
R. L. Eatherly, Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared R. L. EATHERLY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be general partner of EATHERLY CONSTRUCTION COMPANY, the within named bargainor, a partnership, and that he as such general partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as general partner.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 10 day of August 1995.

Notary Public

My Commission Expires: 10-25-95

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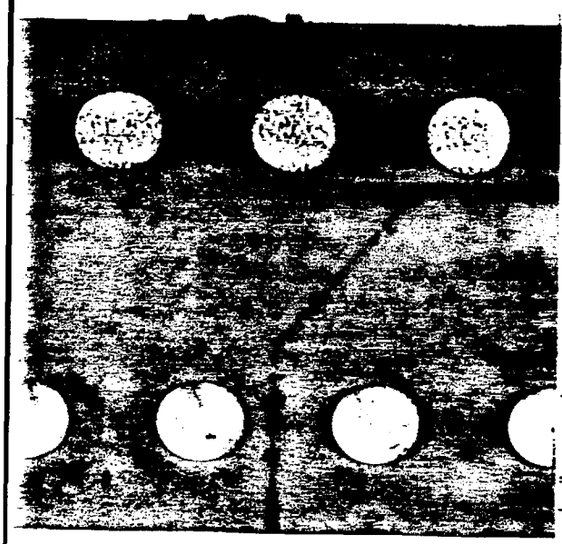
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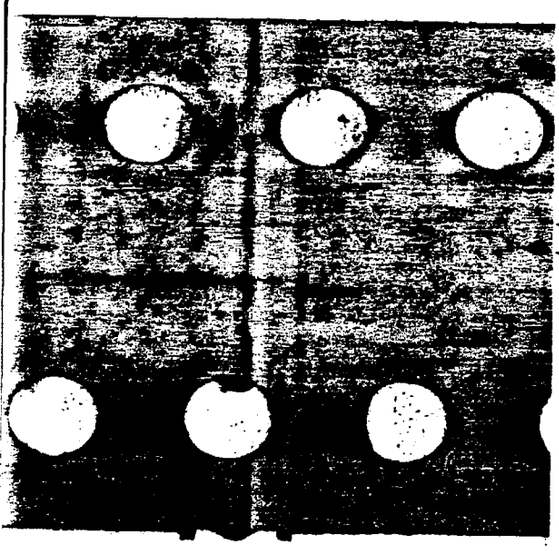
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PICK-UP

0088622

IDENTIF. & REFERENCE





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

RECEIVED OF _____

FOR _____ BOOK 9760 PG 110

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 32000.00
CON TX 118.40
PRFEE 1.00
MDEED 8.00
TOTAL 127.40
CHECK 127.40

08/11/95 01 11:05 0001 1536

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0088622
IDENTIF. ↑ REFERENCE

95 AUG 11 AM 11:03
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 940534