0106970

IDENTIF. ↑ REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

95 OCT -2 AM 11:06

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (cmw) Title No: 36947
Dav. Co. File: Box 8

BOOK 9812PG295

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Kim H. Skinner 2116 Hobbs Road, E-5 Nashville, TN 37215	Trans Financial Mortgage Company P.O. Box 1450 Tullahoma, TN 37388

TAX MAP-PARCEL NUMBERS: 131-2-A-24 07DA 79134

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 **Reba G. Price, James Price, Georgia Shepherd, Curtis Price, Margaret Karen Price Leclerc and Cherlyn Jones,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Kim H. Skinner, unmarried,** 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. E-5 on the plan of Hobbs House Apartments, of record in Book 4595, page 74 as amended in Book 5200, page 54, both in Register's Office for said County and to which plan reference is made for a complete description thereof.

BEING the same property conveyed to Margaret E. Price, unmarried, by deed from Andrews Properties, Inc., a Tennessee Corp. of record in Book 5335, page 528, said Register's Office. Margaret E. Price died, unmarried and testate. By Will of record in Will Book 198, page 623 Probate Court Clerk's Office for Davidson County, Tennessee, the said Reba G. Price devised subject property to Reba G. Price, James Price, Georgia Shepherd, Curtis Price, Karen Price and Cherlyn Jones. The said Karen Price and Margaret Karen Price Leclerc are one and the same person. Reba G. Price and Reba Price are one and the same person. James J. Price and James Price are one and the same person.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 5289, Page 515, Book 5292, page 958, Book 5293, page 612, Book 6822, page 893, Book 7802, page 299 and Book 7824, page 974, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

This instrument is executed on behalf of James Price, Georgia Shepherd, Curtis Price, Karen Price and Cherlyn Jones by Reba Price as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 2116 Hobbs Road, E-5, Nashville, TN 37215

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 29th day of September, 1995.

Reba G. Price

James Price, By: Reba Price, Atty-In-Fact

Georgia Shepherd, By: Reba Price, Atty-In-Fact

Curtis Price, By: Reba Price, Atty-In-Fact

Margaret Karen Price Leclerc, By: Reba Price, Atty-In-Fact

Cherlyn Jones, By: Reba Price, Atty-In-Fact

State of Tennessee
County of Davidson

On this 29th day of September, 1995, before me the undersigned authority, personally appeared **Reba G. Price**, 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.

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

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 58000.00

Affiant

Sworn and subscribed before me on the 29th day of September, 1995.

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

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Reba Price**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **James Price, Georgia Shepherd, Curtis Price, Margaret Karen Price Leclerc and Cherlyn Jones**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 29th day of September, 1995.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

Notary Public

My Commission Expires:_____

EXHIBIT "A"
To
WARRANTY DEED

FROM: Reba G. Price, James Price, Georgia Shepherd, Curtis Price, Margaret Karen Price Leclerc and Cherlyn Jones

TO: Kim H. Skinner

AFFIDAVIT

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Reba Price

Reba Price, Affiant

Sworn to and subscribed before me this

29th day of September, 1995.

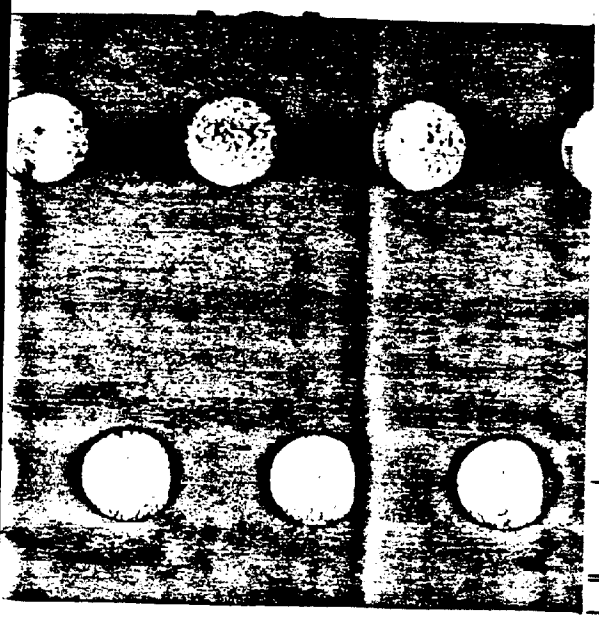
PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

Notary Public

My Commission Expires:_____

1197 10/02 0101 03CHECK 227.60

[redacted]



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

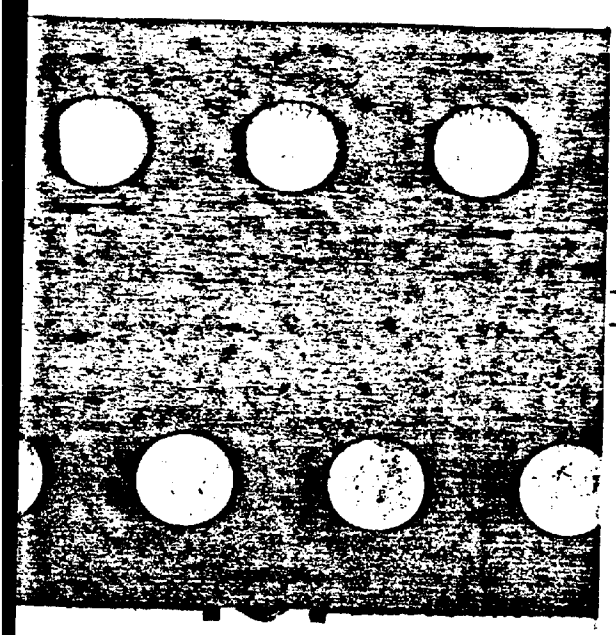
RECEIVED OF _____

FOR _____

BOOK 9812 PG 293

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 58000.00
CON TX 214.60
PRFEE 1.00
WDEED 12.00
TOTAL 227.60
CHECK 227.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/02/95 01 11:08 0001 1197

0106970
IDENTIF. ↑ REFERENCE

95 OCT -2 AM 11:06
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 959990