This instrument prepared by:
Joseph B. Fitts, Jr., Att Rep
First American Center, Suite 105
Nashville, TN 37238
File No. 277008

WARRANTY DEED

95 OCT 30 AM 10:49

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
JAMES E. WELLS	SAME	Map 142-05-C
(NAME) 1027 TODD PREIS DRIVE , U-401	(NAME)	Parcel 360
(STREET ADDRESS OR ROUTE NUMBER) NASHVILLE, TN 37221	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Gail D. Webb, Unmarried, *have this day bargained and sold, and do hereby transfer and convey unto the said* **JAMES E. WELLS AND WIFE, RUTH E. WELLS,** *the Grantees herein, their (successors), heirs and assigns, certain real estate in* Davidson *County,* Tennessee *as follows:*

A certain condominium unit in Davidson County, Tennessee, being Unit U-401, together with the Carport designated No. U-401-C, in a Horizontal Property Regime of River Plantation, Section Four, Phase One, of record in Book 4860, pages 16, 17, 18 and 19, and as amended in Book 4860, pages 107, 108 and 109, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said unit.

Being the same property conveyed to Gail D. Webb, by Deed from Susan G. Stokes, of record in Book 8297, page 934, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Subscribed and sworn to before me this the 27TH *day of* OCTOBER *19* 95

The actual consideration or value whichever is greater, for this transfer is $107,000.00

Ruth E Wells
Affiant

Notary Public

My commission expires MARCH 22, 1997
(Affix Seal)

1027
This is unimproved ( ) property, known as U-401, ~~825~~ Todd Pries Drive, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town)
improved (X)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hand this 27th *day of* September *, 19* 95*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Gail D. Webb
Gail D. Webb

STATE OF Alabama
COUNTY OF Montgomery

9541-953

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gail B. Webb

the within named bargainor _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this ____day of_____, 19____.

_____
Notary Public

My Commission Expires:_____

STATE OF_____
COUNTY OF_____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that _____he as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____self as _____.

Witness my hand and official seal, at office in _____, this _____ day of _____, 19___.

_____
Notary Public

My Commission Expires:_____

ENCUMBRANCES:

1. Taxes for 1995 and all subsequent years.

2. All matters as shown on the Plan of record in Book 4860, pages 16, 17, 18 and 19, as amended in Book 4860, pages 107, 108 and 109, said Register's Office.

3. Master Deed for River Plantation of record in Book 4892, page 440, as amended in Book 4956, page 756, said Register's Office.

4. By-Laws of River Plantation, Section Four, Homeowner's Association, Inc., of record in Book 4892, page 456, as amended in Book 7850, page 955, said Register's Office.

5. Grant of Gas Service Line or Fuel Line Easement of record in Book 7776, page 934, said Register's Office.

6. Subject to rights of others in and to the common areas/elements.

WARANTY DEED | FROM | TO

STATE OF Alabama }
COUNTY OF Montgomery }s.s.

9841 PG 951

On 9-27-95 before me, Edward J. Nuckols a Notary Public in and for said County and State, personally appeared Gail Webb personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature Edward J Nuckols

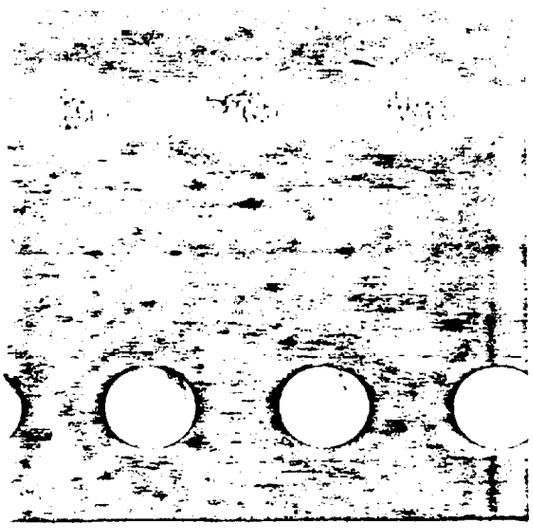
My Commission expires:

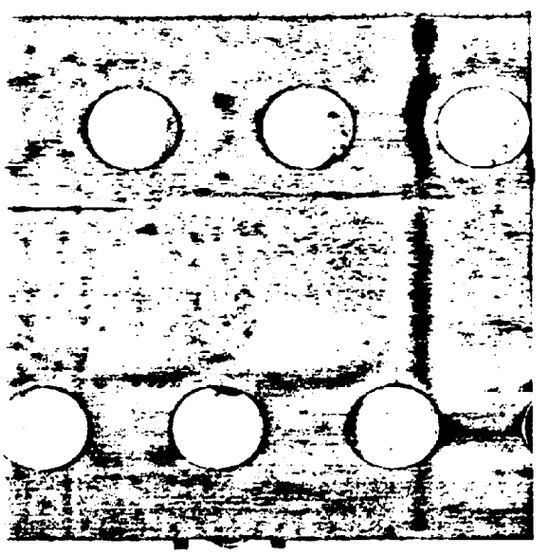
10/18/96

(This area for official notarial seal)

EDWARD J. NUCKOLS NOTARY PUBLIC ALABAMA

1032 10:30 1994 RECEIVED 403.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9841 PG 952

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

BASE	197000.00
DCN TX	395.90
PRFEE	1.00
MTGED	12.00
TOTAL	408.90
PAIDBY	408.90

[illegible] 10:4P 0002 2082

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0117104

IDENTIFICATION REFERENCE

95 OCT 30 AM 10:

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 970692