BOOK 9904 PG 577 FORM NO WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 44,032.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF DECEMBER, 19 95

Notary Public

MY COMMISSION EXPIRES: 11-2-98

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EDWARD D. FUQUA (NAME)	[illegible] (NAME)	108-7-A-1
901 PATIO DR. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	3D 89001
NASHVILLE TN 37214 (CITY) (STATE) (ZIP)	[illegible] TN (CITY) (STATE) (ZIP)	

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 KAREN S. CHRISTENSEN, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EDWARD D. FUQUA

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:

A certain condominium unit and lot in Davidson County, Tennessee, described as follows: Lot No. 41, Unit No. 1 in a Horizontal Property Regime as shown on the condominium site plan of Phase I of Section One and Two, Patio Villa, of record in Plat Book 5200, page 458, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Karen S. Christensen, Unmarried, by deed from Chad Lee Martin and wife, C. Danielle Martin of record in Book 9724, page 679, Register's Office for Davidson County, Tennessee.

96 JAN -2 AM 9:04
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

0136751
IDENTIF. & REFERENCE

This is unimproved ( ) improved (X) property, known as 901 Patio Drive, Nashville, Tennessee 37214
(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 27th day of December, 19 95

Karen S. Christensen

KAREN S. CHRISTENSEN

BOOK 9904 PG 578

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named KAREN S. CHRISTENSEN, 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 Nashville, Tennessee, this 23th day of December 19 95

Robert M. Loffi Notary Public

Commission Expires 11-20-96

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

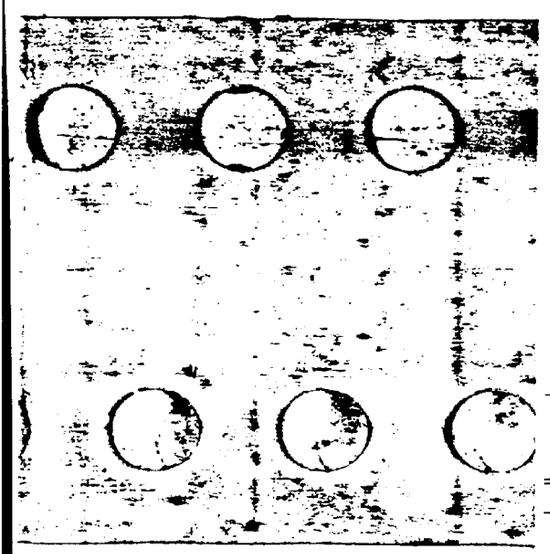
Commission Expires _____

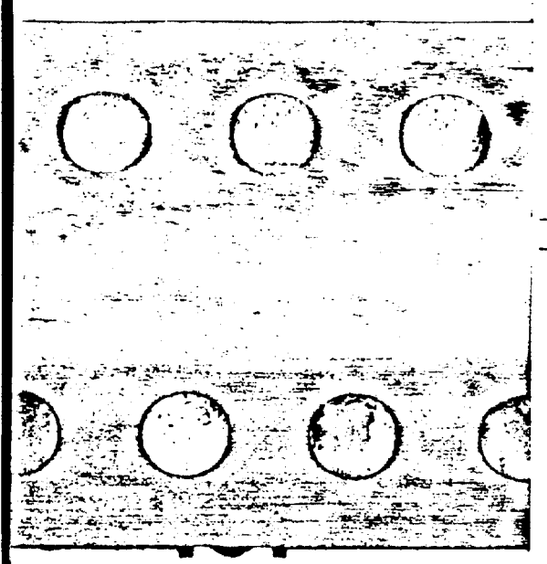
WARRANTY DEED

FROM

TO

3375 01/02 0101 03CHECK 171.92





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9904 PG 579

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 44032.00
CON TX 162.92
PRFEE 1.00
WDEED 8.00
TOTAL 171.92
CHECK 171.92

01/02/96 01 09:04 0001 3375

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0136751
IDENTIF. ↑ REFERENCE

96 JAN -2 AM 9:04

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 991747