BOOK 9995:325 BOX #198

WARRANTY DEED

G#95-12-72

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70,125.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December 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: MORTGAGEE:	MAP-PARCEL NUMBERS
ERIC J. HALL (NAME)	FIRST UNION MORTGAGE CORPORATION (NAME)	MAP 142-04-0-A
214 Old Hickory Blvd, #166 (ADDRESS)	4300 Six Forks Road (ADDRESS)	PARCEL 166co
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Raleigh, NC 27609 (CITY) (STATE) (ZIP)	FB #09D-03807

FOR AND 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, JORETTA EPPLEY PURDUE, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERIC J. HALL AND GAIL ANNE HALL, HUSBAND AND WIFE

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. 166 of Belle Forest, a Condominium Apartment, a Horizontal Property Regime, 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 5438, Page 699, 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 Belle Forest Condominiums, as of record in Book 5200, Page 167, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to Joretta Eppley Purdue, unmarried, by Deed from John Baker Colvert and wife, Karen B. Colvert, of record in Book 6947, Page 611, 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 for the administration thereof, of record in Book 5438, Page 742, and as amended in Book 6082, Page 866, said Register's Office; also subject to easements, rights and interest in favor of other unit owners and all sewer,

CONTINUED

This is unimproved ( ) improved (X) property, known as 214 Old Hickory Blvd, #166, 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 29th day of December 19 95

JORETTA EPPLEY PURDUE
By: Joretta Eppley Purdue by Mary Margaret Holzapfel
MARY MARGARET HOLZAPFEL, ATTORNEY-IN-FACT

BOOK 9905 PAGE 326

LEGAL DESCRIPTION CONTINUATION

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 establishing a Horizontal Property Regime of Belle Forest Condominiums, of record aforementioned, said Register's Office; and is further subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and were paid by the Grantor herein.

THIS instrument is being executed in behalf of Joretta Eppley Purdue pursuant to a Power of Attorney executed by same on the 24th day of November, 1995, and being filed for record simultaneously herewith.

NOTARY ACKNOWLEDGMENT

3907 01/02 0101 03CHECK 268.47

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 29th day of December, 1995, before me personally appeared MARY MARGARET HOLZAPFEL, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence) in behalf of JORETTA EPPLEY PURDUE, and acknowledged that she executed the same as the free act and deed of the said JORETTA EPPLEY PURDUE.

Notary Public

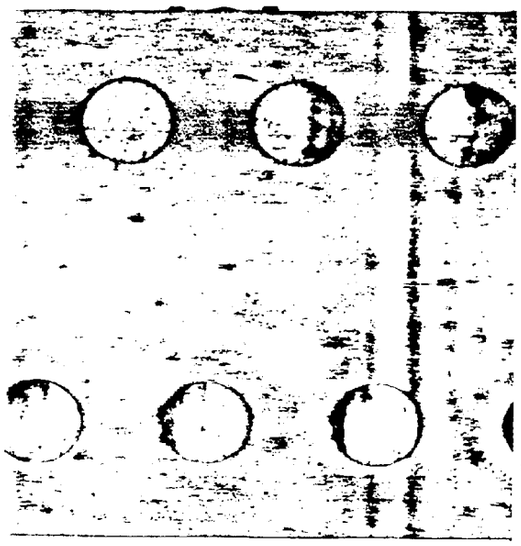
My Commission Expires: 7/24/99

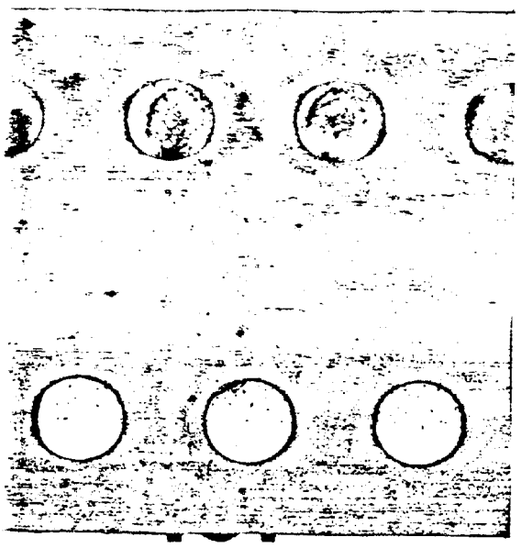
PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

0137242
IDENTIF. ↑ REFERENCE

96 JAN -2 PM 3:25

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 9905 PG 327

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 70125.00
CON TX 259.47
PRFEE 1.00
WDEED 8.00
TOTAL 268.47
CHECK 268.47

01/02/96 01 15:27 0001 3907

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0137242
IDENTIF. ↑ REFERENCE

96 JAN -2 PM 3:25

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 992277