0137442

IDENTIF. & REFERENCE

This Instrument Prepared By:

95 JAN -3 AM 10:45

PETTA ZANDER
DAVIDSON COUNTY, TN.

Brenda Franks Hale
Hale and Hale Attorneys
312 First Tennessee Bank Building
Franklin, Tennessee 37064

BOOK 9907 PG 130

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL
Wesley B. Inso 212 Riverstone Court Nashville, TN 37214	New Owner	85-14A-212.00CO

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $95,900.00.

X Wesley B. Inso
AFFIANT

Sworn to and subscribed before me
this 29th day of December, 1995.

NOTARY PUBLIC
NOTARY PUBLIC AT LARGE TENNESSEE

My Commission Expires: 4-1-97

My Commission Expires April 1, 1997

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 considerations, the receipt and sufficiency of which is hereby acknowledged, PEGGY A. SMITH LEWIS, FORMERLY PEGGY A. SMITH AND HUSBAND MAURICE ALLISON LEWIS hereinafter called the "GRANTORS", have bargained and sold and by these presents do transfer and convey unto WESLEY B. INSO, AN UNMARRIED PERSON hereinafter called the "GRANTEE", his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

FOR COMPLETE LEGAL DESCRIPTION, SEE EXHIBIT "A" ATTACHED HERETO, WHICH IS INCORPORATED HEREIN BY REFERENCE AS FULLY AS IF SET FORTH HEREIN VERBATIM.

THIS IS THE SAME DESCRIPTION IN THE PREVIOUS DEED OF RECORD.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his heirs and assigns, forever;

AND GRANTORS do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Subject to all matters shown on the plan of record in Book 6200, Page 466, as amended in Book 6900, Page 317, Register's Office for Davidson County, Tennessee.

2. Conditions, Stipulations, Restrictions as set out in Master Deed of record in Book 6998, Page 839, as amended in Book 7245, Page 211, Register's Office for Davidson County, Tennessee.

3. An easement for sanitary sewers and/or storm drainage as set out in Book 4786, Page 789, and in Book 5166, Page 820, said Register's Office for Davidson County, Tennessee.

AND GRANTORS DO FURTHER covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

This improved property is known as 212 Riverstone Court, Nashville, Tennessee 37214.

WITNESS our hands this 29th day of December, 1995, Franklin, Tennessee.

Peggy A Smith Lewis
Peggy A. Smith Lewis
BY: Neale Russell Smith
Neale Russell Smith,
Attorney-in-Fact

Maurice Allison Lewis
Maurice Allison Lewis
BY: Neale Russell Smith
Neale Russell Smith,
Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 29th day of December, 1995, before me personally appeared Neale Russell Smith, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Peggy A. Smith Lewis and husband Maurice Allison Lewis, and who acknowledged that he executed the same as the free act and deed of said Peggy A. Smith Lewis and Maurice Allison Lewis by virtue of the Powers of Attorney's, duly executed by the said Peggy A. Smith Lewis and husband Maurice Allison Lewis and appearing of record in Book _____, page _____, and in Book _____, Page _____, of the Register's Office for Davidson County, Tennessee.

Witness my hand this 29th day of December, 1995 in Franklin, Tennessee.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires April 1, 1997

Notary Public

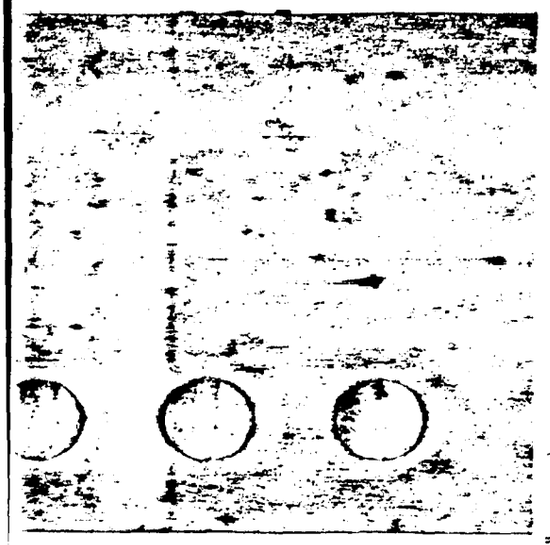
My Commission Expires: _____

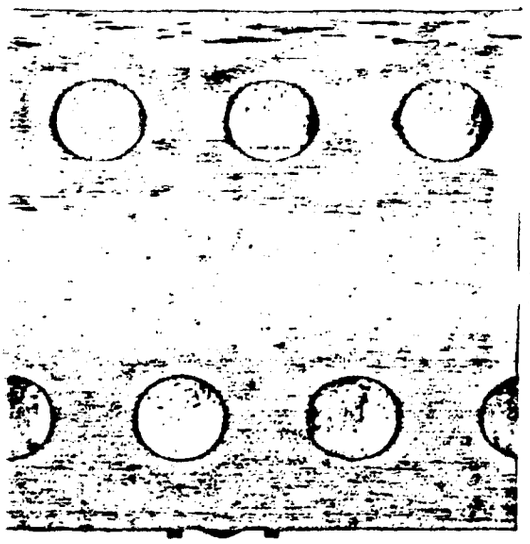
EXHBIIT "A"

Land in Davidson County, Tennessee, being Unit No. 212 of Phase One, Riverstone Condominium Plat of record in Book 6200, page 466, and as amended in Book 6900, Page 317, Register's office for Davidson County, Tennessee.

Being the same property conveyed to Peggy A. Smith, unmarried by deed from Michael S. Yonge, unmarried of record in Book 8149, page 170, Register's Office for Davidson County, Tennessee. The said Peggy A. Smith is now known as Peggy A. Smith Lewis.

4115 01/03 0101 03CHECK 367.83





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

RECEIVED OF _____

FOR _____

BOOK 9907 PG 133

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 95900.00
CON TX 354.83
PRFEE 1.00
WDEED 12.00
TOTAL 367.83
CHECK 367.83

01/03/96 01 10:46 0001 4115

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0137442
IDENTIF. # REFERENCE

96 JAN -3 AM 10:45
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 992481