This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

ADDRESS NEW OWNER:
John Etherage Beasley
232 Boxmere Place
Nashville, Tennessee 37215

SEND TAX BILL:
To Owner

BOOK 9976 PG 576

MORTGAGEE:

MAP AND PARCEL:
MAP 131-6-E
GROUP
PARCEL 232 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Michael Wilde and wife, Patricia Wilde, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto John Etherage Beasley, an umarried person, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 232 on the Plan of Burton Hills-Village of Boxmere, Phase 1, a Horizontal Property Regime, as established by the Exhibit "B" to the Master Deed of record in Book 6666, page 749, Register's Office for Davidson County, Tennessee, and to which Master Deed and record thereof are incorporated herein and made a part thereof by reference.
>
> Being the same property conveyed to Michael A. Wilde and spouse, Patricia Wilde, by deed from James W. Petty and spouse, Deanna D. Petty, of record in Book 9647, page 917, Register's Office for Davidson County, Tennessee. The said Michael Wilde and Michael A. Wilde being one and the same person.

This is improved property known as 232 Boxmere Place, Nashville, TN 37215.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to the 1996 taxes and subsequent years taxes thereafter.
2. Subject to the provisions of the condominium Master Deed of record in Book 6666, page 749, Book 6824, page 308, Book 6908, page 738, Book 6911, page 831, Book 6921, page 236, Register's Office for Davidson County, Tennessee, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters, to which Master Deed reference is hereby made for more particulars and subject to the Declaration of Covenants,

Conditions, and Restrictions of record in Book 6326, page 588, Book 6517, page 522, Book 6691, page 593, Book 6778, page 532, Book 6778, page 536 and Book 6911, page 120, said Register's Office, which sets forth assessments, liens and other matters and to which reference is hereby made for more particulars.

3. Subject to all matters shown on the Plan of record in Plat Book 6666, page 749, in said Register's Office.

4. Subject to agreement by and between Burton Hills Properties, a general partnership, and the Nashville and Davidson County Metropolitan Planning Commission, dated December 14, 1984, of record in Book 6470, page 383, in said Register's Office.

5. Subject to agreement by and between Burton Hills Properties, a general partnership, and the Nashville and Davidson County Metropolitan Planning Commission, dated August 12, 1985, of record in Book 6655, page 47, in said Register's Office.

BOOK 6976 PAGE 577

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Etherage Beasley, an umarried person, his heirs and assigns, forever; and we, Michael Wilde and wife, Patricia Wilde, do covenant with the said Grantee 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 Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 11th day of March, 1996.

Michael Wilde

Patricia Wilde

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Michael Wilde and wife, Patricia Wilde, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 11th day of March, 1996.

NOTARY PUBLIC

R. L. MOORE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires:

Jan 20, 1998

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 132,000.00.

John Etheridge Beasley
AFFIANT

Subscribed and sworn to before me
this 11th day of March, 1996.

R. L. MOORE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

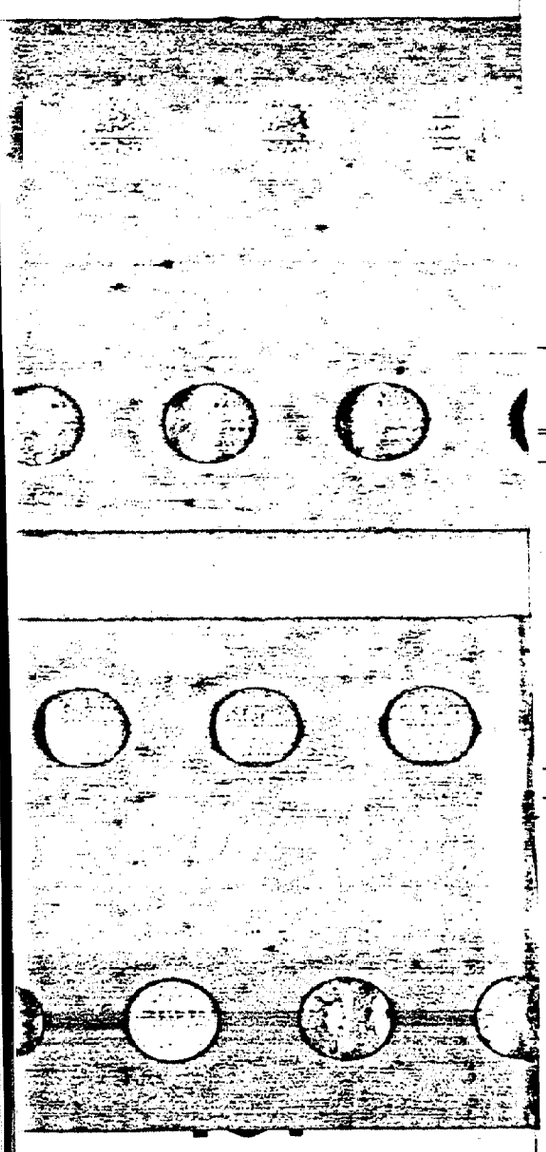
NOTARY PUBLIC
My Commission Expires: Jan 28, 1996

BOOK 9976 PG 578

0159307
IDENTIF. & REFERENCE

96 MAR 12 PM 1:50
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7570 03/12 0101 03CHECK 501.40



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

RECEIVED OF _____

FOR _____

BOOK 9976PG579

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 132000.00
CON TX 488.40
PRFEE 1.00
WDEED 12.00
TOTAL 501.40
CHECK 501.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/12/96 01 13:51 0001 7570

0159307
IDENTIF. ↑ REFERENCE

96 MAR 12 PM 1:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1015654