This instrument prepared by:
THOMAS N. JONES & ASSOCIATES
339 Main Street
Franklin, Tn. 37064

BOOK 9983 PG 207

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
James M. English, et ux 5793 Brentwood Trace Brentwood, TN 37027	Same	160-14-0-093.00C0

9928 03/19 0101 03CHECK 262.45

WARRANTY DEED

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, I, **Karen Elaine McReynolds, unmarried,** hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **James M. English and Sandra A. English, husband and wife**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> A certain condominium apartment in Davidson County, TN, being Unit No. 5793, in Brentwood Trace Condominiums, a Horizontal Property Regime, as of record in Book 5200, page 219, and revised in Book 5200, page 230, and Book 5200, page 261, RODC, TN, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Karen Elaine McReynolds, unmarried by deed from Linda S. Hogin, unmarried, of record in Book 9181, page 91, Register's Office of Davidson County, Tennessee.

SUBJECT TO THE FOLLOWING:

1. 1996 Taxes are a lien, but not yet due and payable.
2. All matters of record in Book 5200, page 219, revised in Book 5200, page 230 and Book 5200, page 261, RODC, TN.
3. Charter and By-Laws of Homeowners Assoc. in Book 5524, page 424, amended in Book 5537, page 988, and Book 5868, page 70, RODC, TN.
4. Easements in Book 4460, page 110 and Book 4831, page 125, RODC, TN.

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 I COVENANT with the said Grantees that I am lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND I FURTHER covenant and bind myself, my 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.

This improved property is known as: BOOK 9983 PG 208

5793 Brentwood Trace, Brentwood, TN 37027.

WITNESS MY HAND THIS 15th DAY OF MARCH, 1996 IN FRANKLIN, TENNESSEE.

SELLER: Karen Elaine McReynolds

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, **Karen Elaine McReynolds,** the within named bargainor(s) with whom I am personally acquainted and who acknowledge that she executed the foregoing instrument for the purposes therein contained.

Witness my hand this 15th day of March, 1996 in Franklin, TN.

Notary Public

My Commission Expires: 4/1/97

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater , for this transfer is $68,500.00.

AFFIANT

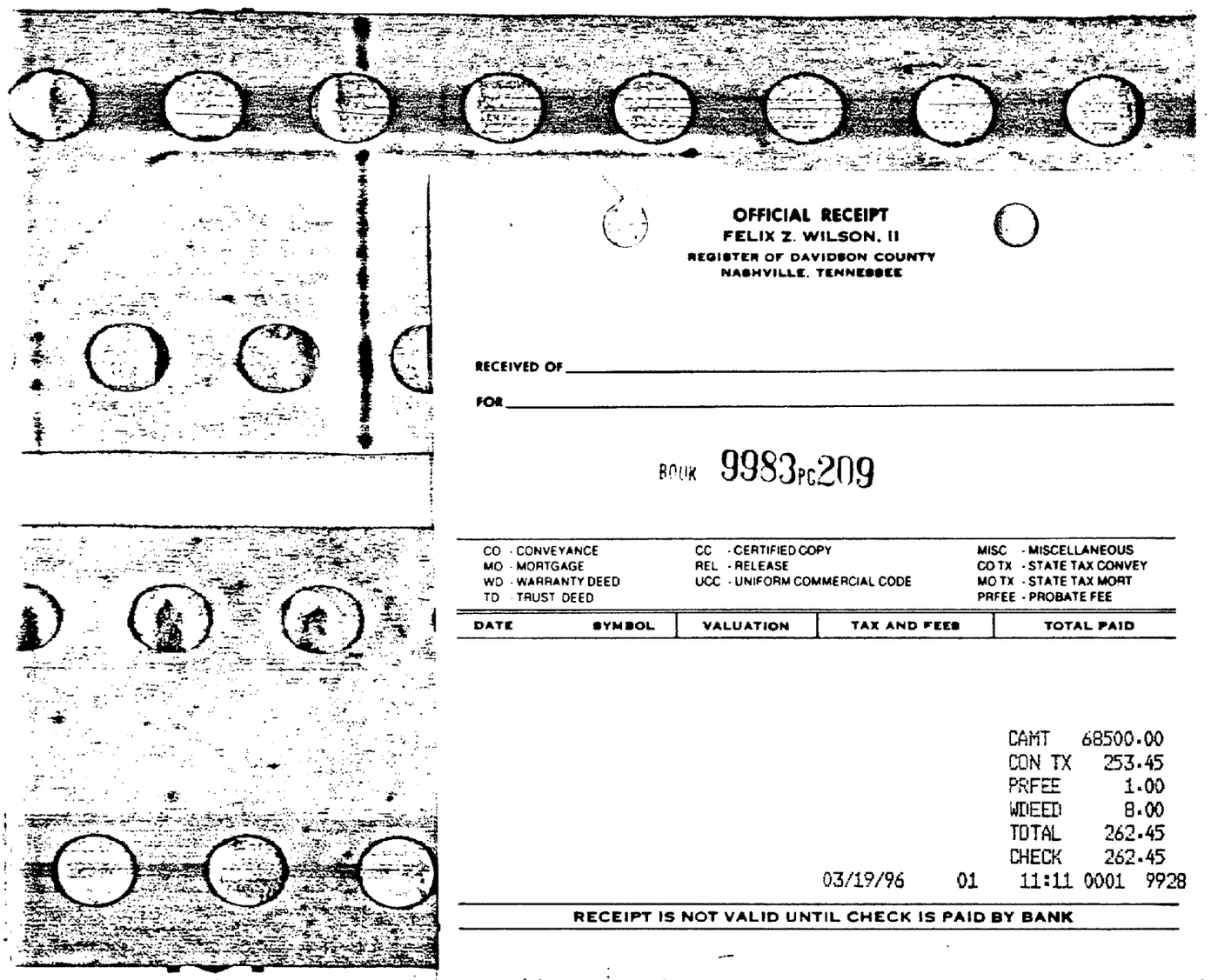
Sworn to and subscribed to me, the undersigned, this 15th day of March, 1996, in Franklin, Tennessee.

NOTARY PUBLIC

My Commission Expires: 4/1/97

96 MAR 19 AM 11:06
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0161488



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

RECEIVED OF _____

FOR _____

BOOK 9983 PG 209

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 68500.00
CON TX 253.45
PRFEE 1.00
WDEED 8.00
TOTAL 262.45
CHECK 262.45

03/19/96 01 11:11 0001 9928

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0161488
IDENTIF. ↑ REFERENCE

96 MAR 19 AM 11:06
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1017981