File 13798
File Box 9B
(First Title & Escrow)

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

PAGE 100 36 PG 405

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROBERT A. MATHEWS	NEW OWNER	Map 103=16=B
(NAME)	(NAME)	
4215 Harding Pike, Unit 810		Parcel 93.00 Co.
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37205		F.B. 7DA79401
(CITY) (STATE) (P. O. ZIP)	(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, THOMAS L. YOUNT, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT A. MATHEWS AND WIFE, EMILY G. MATHEWS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 810 on the Plan of Windsor Tower Condominium Apartments of record in Plat Book 5200, page 71, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of 4215 Harding Road Homeowner's Association, a horizontal property regime established by Master Deed and By-Laws of record in Book 5313, page 338, amended in Book 8666, page 789, said Register's Office.

Being the same property conveyed to Thomas L. Yount by deed from R. Norris Parks and wife, Joan E. Parks of record in Book 6002, page 385, said Register's Office.

This conveyance is made subject to: (1) 1996 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 5313, page 338, amended in Book 8666, page 789; (3) Easement of record in Book 3956, page 943; (4) All matters appearing on the Plan of record in Plat Book 5200, page 71, said Register's Office.

Jane Yount, spouse of Thomas L. Yount, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Thomas L. Yount.

0177595 IDENTIF. ↑ REFERENCE

96 MAY -2 AM 10:57
ELIX Z. NORTHERN REGISTER
DAVIDSON COUNTY, TN.

7062 05/02 0101 03CHECK 712.00

This is improved (XX) unimproved property, known as 4215 Harding Pike, Unit 810, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 1st day of May, 19 96

Thomas L. Yount
THOMAS L. YOUNT

Jane W. Yount, by Thomas L. Yount
JANE YOUNT
BY: Thomas L. Yount, Attorney-In-Fact
by Power of Attorney recorded simultaneously herewith

STATE OF TENNESSEE,
COUNTY OF Davidson

pg. 10036 406

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THOMAS L. YOUNT

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 1st day of May 19 96.

My commission expires 11/20/96 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Thomas L. Yount, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said Jane Yount, and is authorized by the said Jane Yount to execute this instrument on her behalf.

Witness my hand, at Office, this 1st day of May, 1996.

Notary Public

My commission expires:

11/20/96

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 190,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May 19 96

MY COMMISSION EXPIRES: 11/20/96 (AFFIX SEAL)

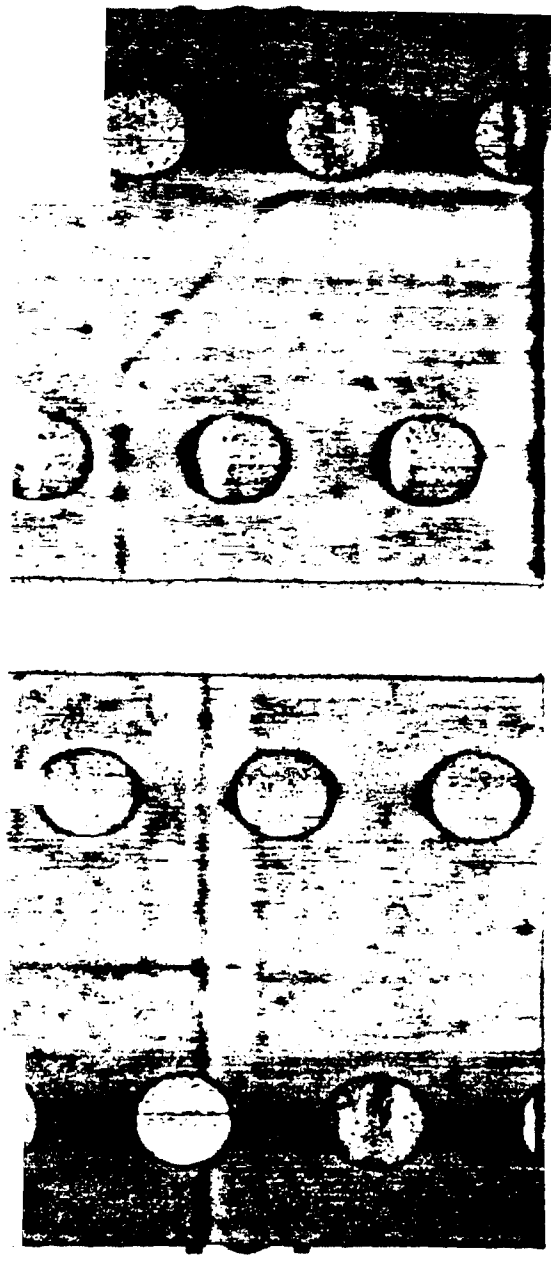
Notary Public

WARRANTY DEED

FROM THOMAS L. YOUNT

TO ROBERT A. MATHEWS AND WIFE, EMILY G. MATHEWS

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10036 PG 407

CO CONVEYANCE
MO MORTGAGE
WD WARRANTY DEED
TD TRUST DEED

CC CERTIFIED COPY
REL RELEASE
UCC UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	190000.00
CON TX	703.00
PRFEE	1.00
WDEED	8.00
TOTAL	712.00
CHECK	712.00

05/02/96 01 11:03 0001 7062

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0177595
IDENTIF. ▲ REFERENCE

96 MAY -2 AM 10:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1035096