File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

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

BOOK 10044 PG 242

#13830

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
EILEEN H. DAUER (NAME)	NEW OWNER (NAME)	104-6-F
3325 Long Boulevard, #E-4 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	32.00CO
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	21W13126

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, PRIME EQUITY COMPANY, a Tennessee general partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EILEEN H. DAUER AND HUSBAND, BRIAN H. DAUER

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 E-4 on the Plan of Condominium Plat for Longview Apartments of record in Plat Book 6200, page 95 amended in Plat Book 6200, page 101, 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 Longview Apartments, a horizontal property regime established by Master Deed and By-Laws of record in Book 6290, page 125 amended in Book 6359, page 510 and Book 6365, page 587, said Register's Office.

Land in Davidson County, Tennessee, being Unit E-4 on the Plan of Condominium Plat for Longview Apartments of record in Plat Book 6200, page 95 amended in Plat Book 6200, page 101, 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 Longview Apartments, a horizontal property regime established by Master Deed and By-Laws of record in Book 6290, page 125 amended in Book 6259, page 510 and Book 6365, page 587, 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 182, page 36 and Book 6290, page 125, amended in Book 6359, page 510 and Book 6365, page 587; (3) Easements of record in Book 2270, page 206; and (4) All matters appearing on the Plan of record in Plat Book 6200, page 95 amended in Book 6200, page 101, said Register's Office.

Being the same property conveyed to Prime Equity Company, a Tennessee General Partnership by deed from Kimberly Kay Whaley, a single person of record in Book 9640, page 221, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 3325 Long Boulevard, #E-4, Nashville, Tennessee 37203

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 30th of April, 19 96

PRIME EQUITY COMPANY

By: FARSHEED FERDOWSI, GENERAL PARTNER

BY: ARAM FERDOWSI, PARTNER

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF _____

BOOK 10044 PG 243

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.

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, _____
FARSHEED FERDOWSI

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 GENERAL PARTNER of PRIME EQUITY COMPANY 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 30th day of April, 19 96

My commission expires 11/20/96 Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ARAM FERDOWSI, with whom I am personally acquainted, and who acknowledged the she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the PARTNER of PRIME EQUITY COMPANY 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 30th day of April, 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 $ 91,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 19 96

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

96 MAY -8 AM 10:55

FELIX A. ... REGISTER
DAVIDSON COUNTY TN.

0179916

IDENTIF. ↑ REFERENCE

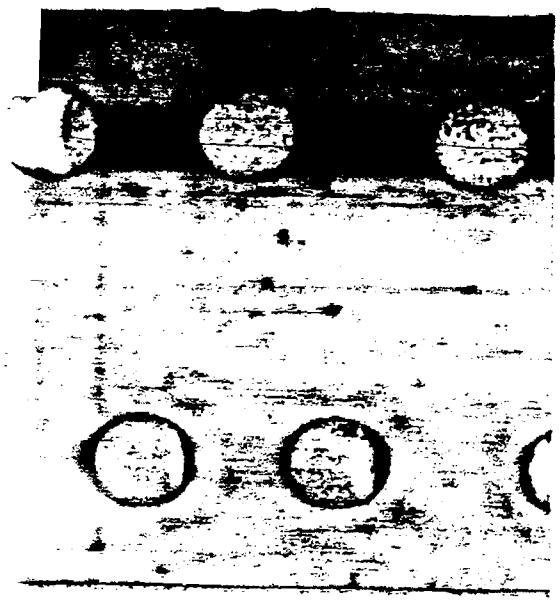
WARRANTY DEED

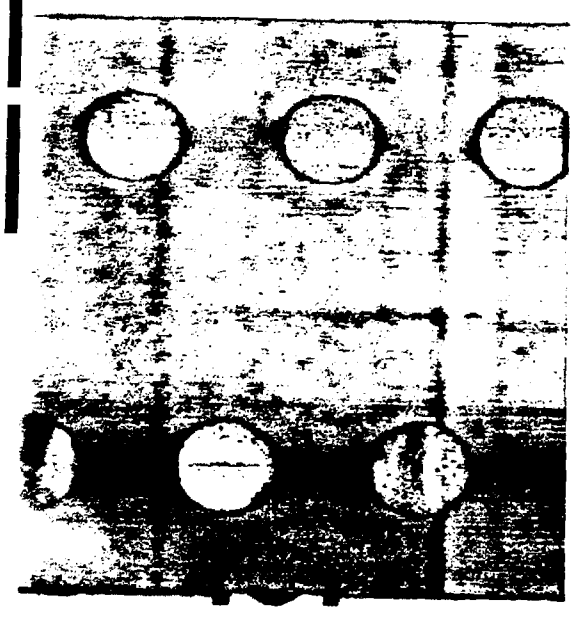
FROM **PRIME EQUITY COMPANY**

TO **EILEEN H. DAUER AND HUSBAND, BRIAN H. DAUER**

PAID $ ... DUE ... CHECK 345.75

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 10044 PG 244

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 91000.00
CON TX 336.70
PRFEE 1.00
MDEED 8.00
TOTAL 345.70
CHECK 345.70

05/08/96 01 10:59 0001 9588

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0179916
IDENTIF. ↑ REFERENCE

96 MAY -8 AM 10:55

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

No. 1037591