26B

BOOK 10057 PG 990

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Brooks A. Sells and Jack Hudleston Sells 117 Westwood Trace Nashville, TN 37212	SunTrust Bank, Nashville, N.A. P.O. Box 305110/7th Fl. Nashville, TN 37230 -5110	Map 104-140B Parcel 017.00Co

This instrument prepared by: Robert J. Notestine III, Attorney
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, David E. Rawlings (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto Brooks A. Sells and Jack Hudleston Sells, both unmarried (the "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Unit No. 17 as shown on the Plat of Westwood Trace Condominiums of record in Book 6200, Page 215, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of Westwood Trace Condominium Association, all as described in Book 6522, Page 322, said Register's Office.

Being the same property conveyed to David E. Rawlings by Warranty Deed from Westwood Trace Partners of record in Book 6522, Page 416, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 117 Westwood Trace, Nashville, TN 37212.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $110,000.00.

Brooks A. Sells
Affiant

Subscribed and sworn to before me this 21st day of May, 1996.

Notary Public

My Commission Expires 11/20/96

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' heirs and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 21st day of May, 1996.

David E. Rawlings

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **David E. Rawlings**, the bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 21st day of May, 1996.

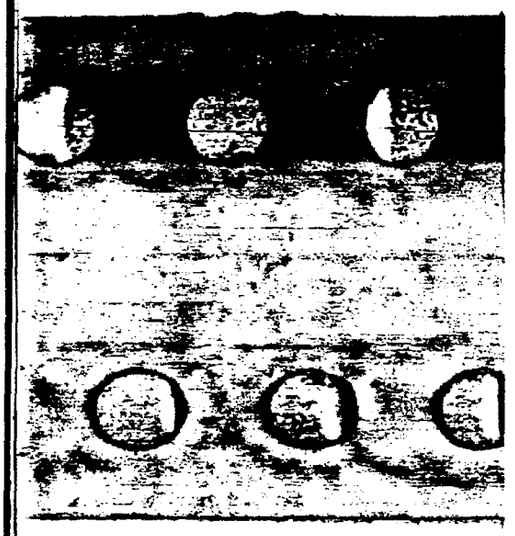
NOTARY PUBLIC

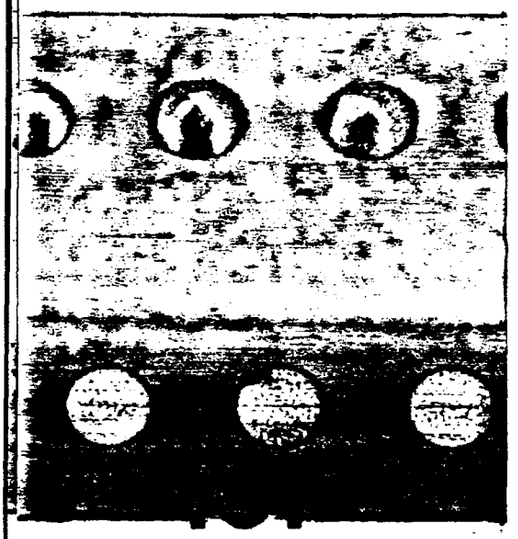
My Commission Expires: 11/20/98

0184240
IDENTIF. & REFERENCE

96 MAY 22 PM 2:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

4334 05/22 0101 03CHECK 416.00





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

RECEIVED OF _____

FOR _____

BOOK 10057 PG 992

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

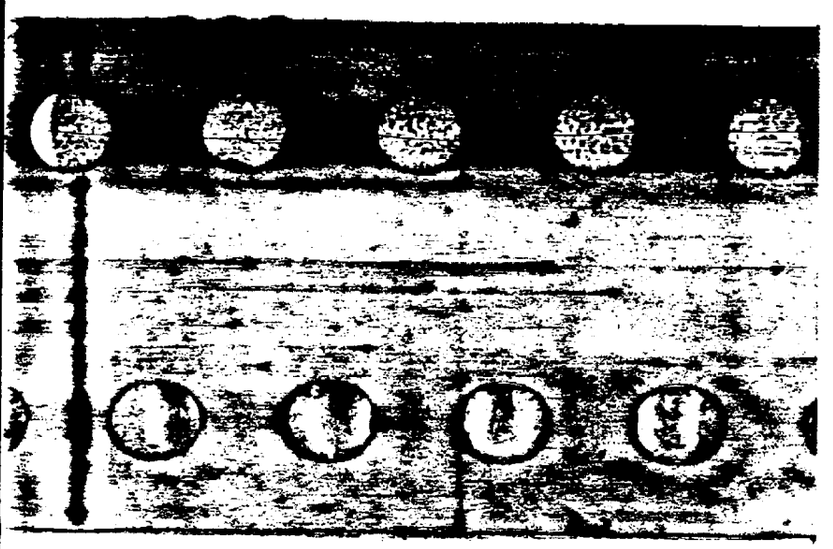
DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
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				110000.00
				CON TX 407.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 416.00
				CHECK 416.00
05/22/96	01			14:27 0001 4334

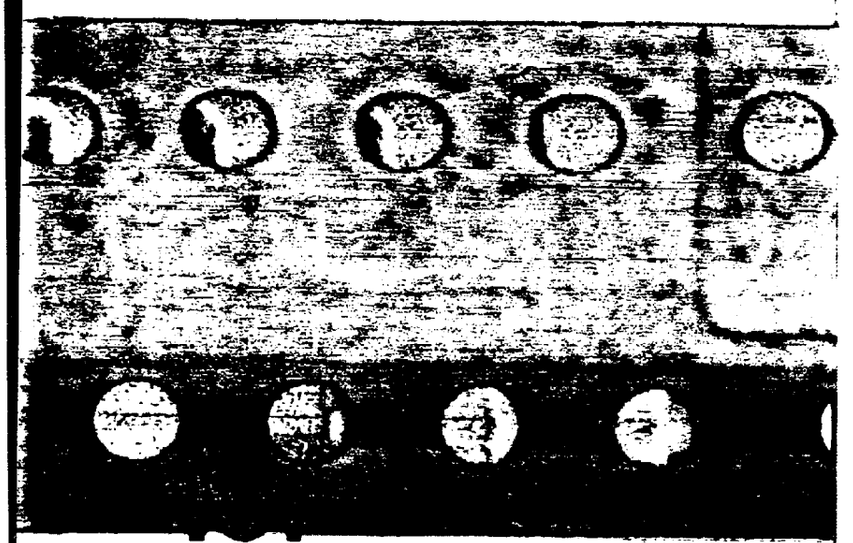
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0184240
IDENTIF. ↑ REFERENCE

96 MAY 22 PM 2:
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1042272





VOID

BOOK 10057 PG 993

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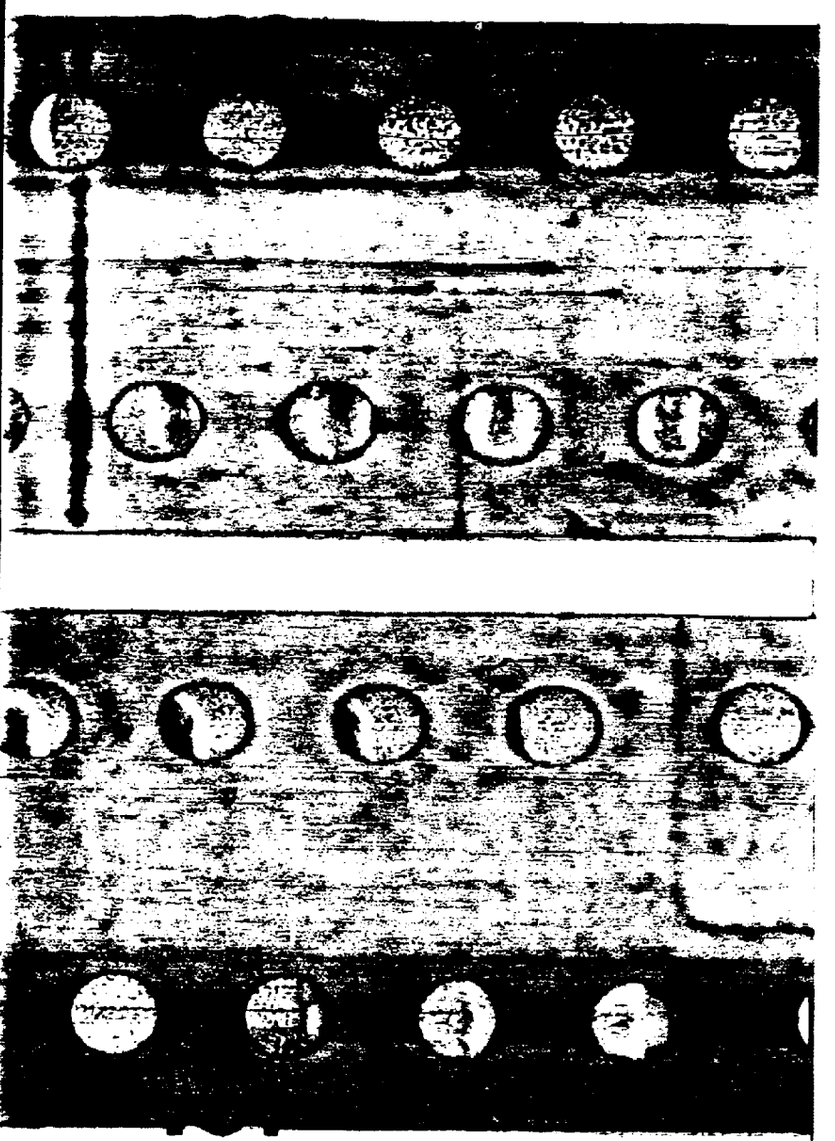
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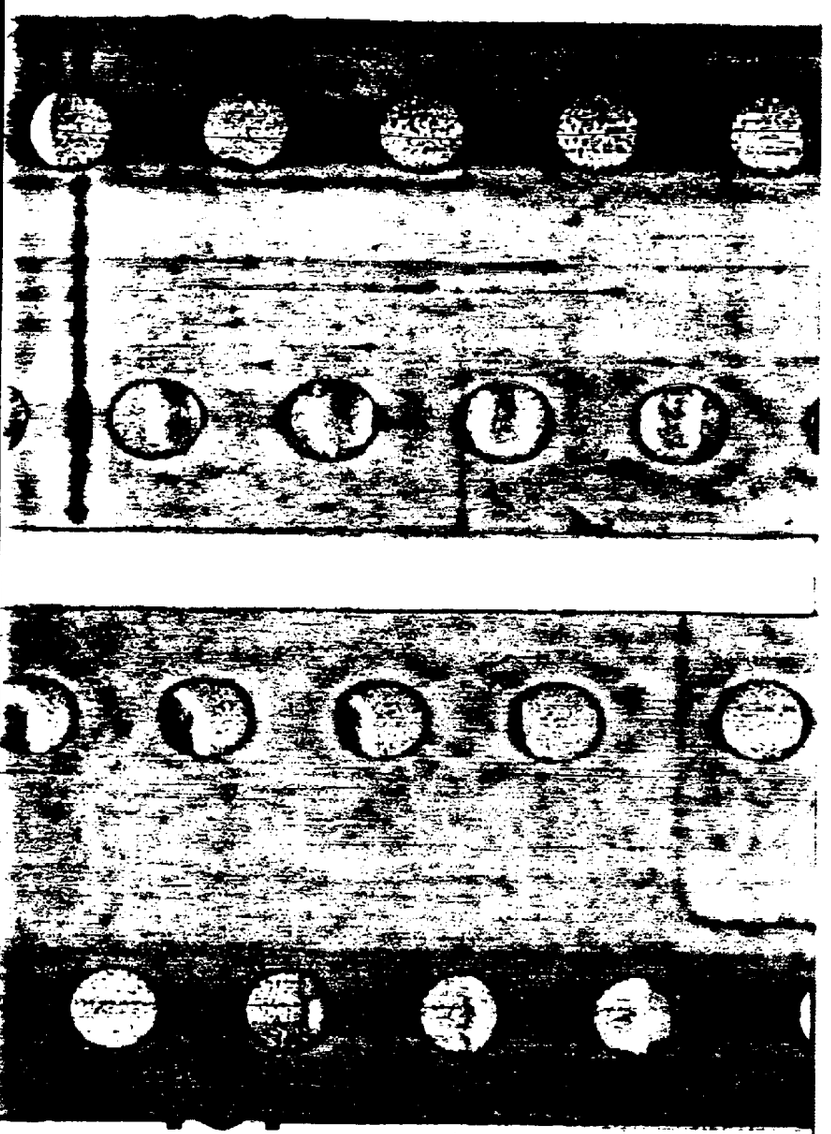
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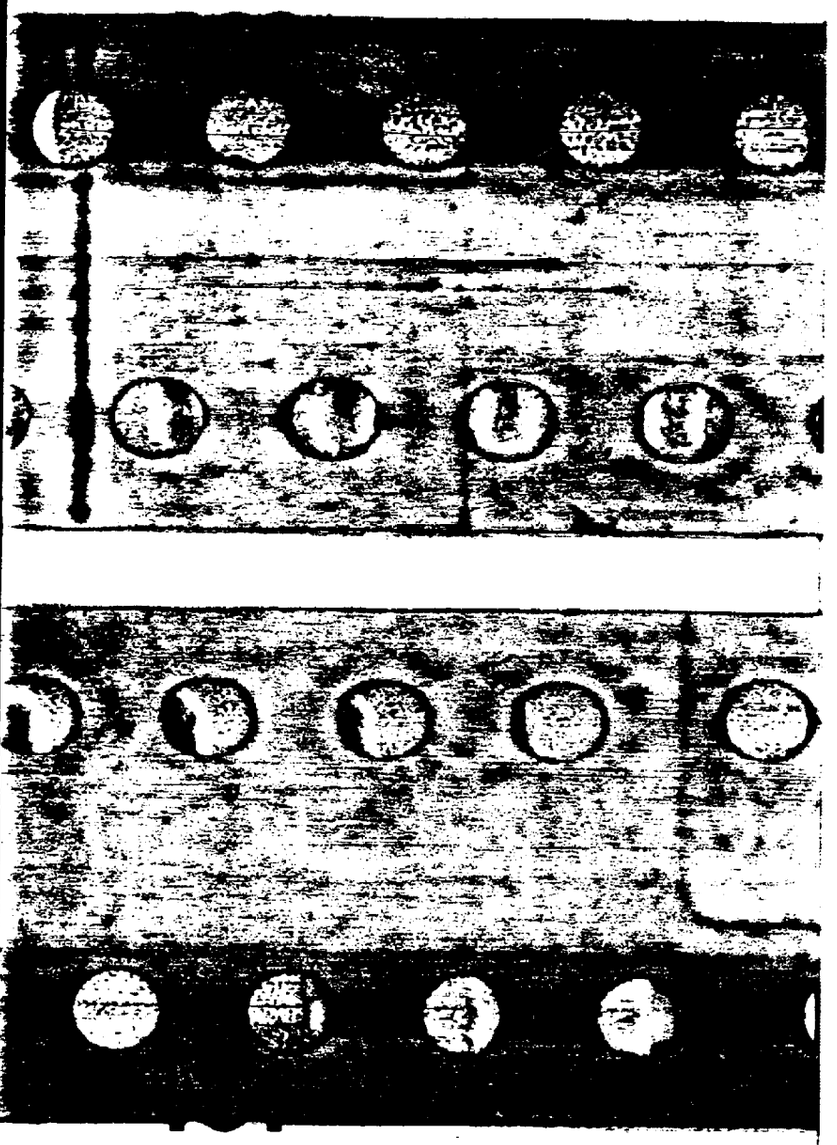
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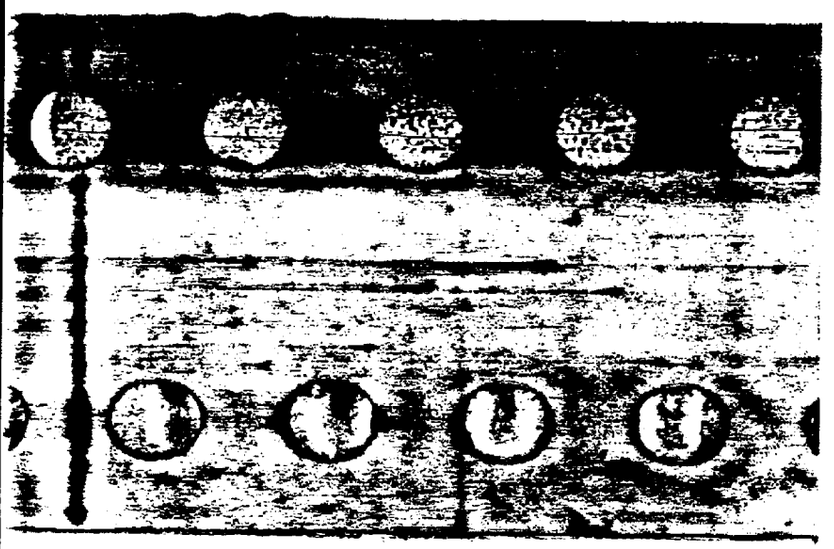
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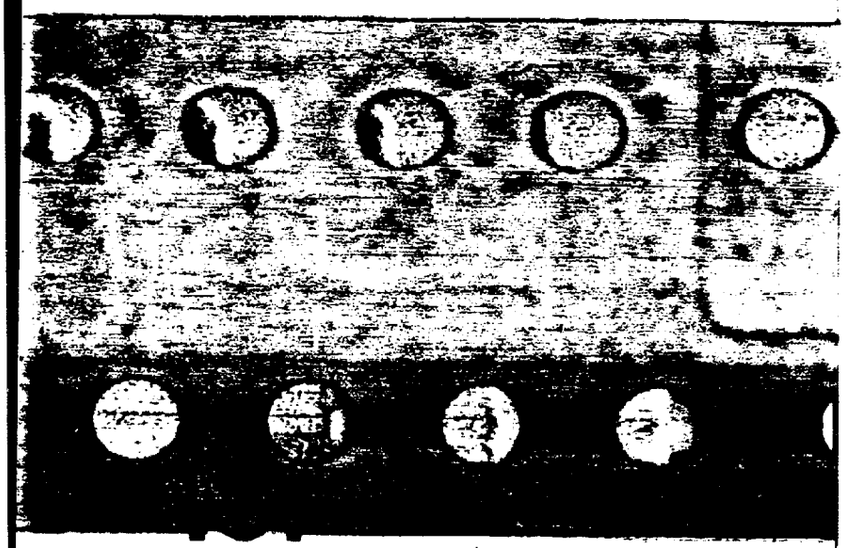
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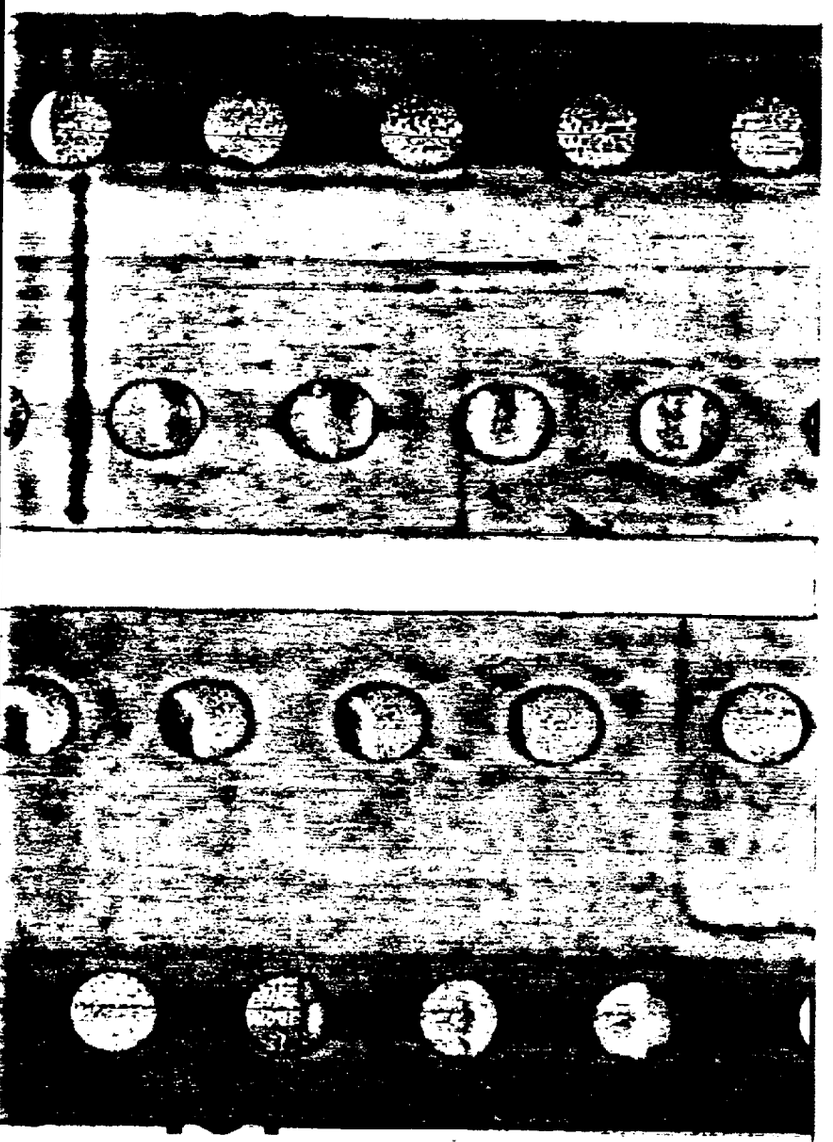
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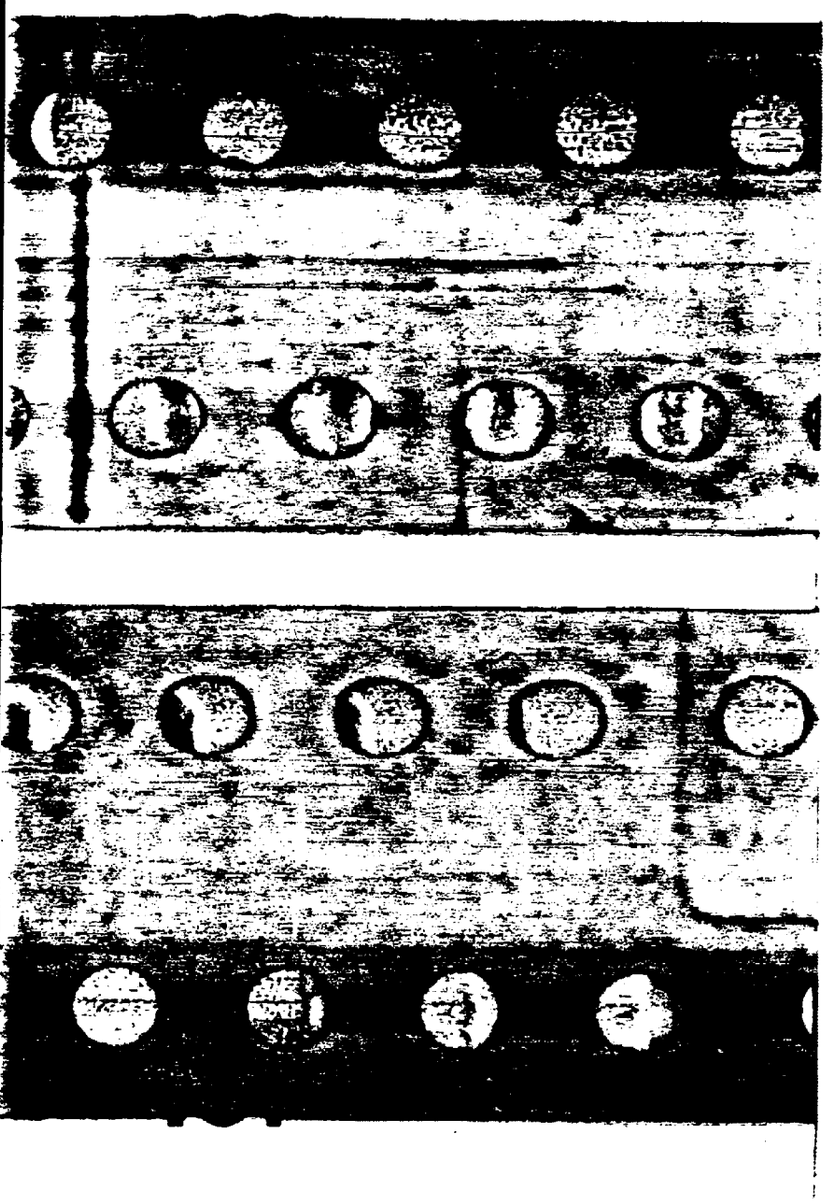
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