THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
Attorney at Law
221 4th Ave. N., 5th Fl.
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $72,000.00

Helen H. Dale
AFFIANT

Subscribed and sworn to before me this 30th day of May, 1996.

Notary Public
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-26-97

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS:	MAP/PARCEL NO.:
James C. Dale III, et ux 6029 Sherwood Drive Nashville, TN 37215	SAME	131 - 05B 343

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, LUKE EASTER and wife, DONNA EASTER, herein Grantors, have bargained and sold, and by these presents do transfer and convey unto JAMES C. DALE III and wife, HELEN H. DALE, the Grantees herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Unit No. 343, as shown on the Plan of Four Seasons, a Condominium Development, together with an undivided percentage interest in the Common Elements appurtenant to said unit, as set forth in the Master Deed establishing Four Seasons, a Condominium, of record in Book 6841, page 349, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Luke Easter and wife, Donna Easter, by deed from Arthur Levine and wife, Marcia Levine, of record in Book 9484, page 584, Register's Office for Davidson County, Tennessee.

This is improved property known as 343 Summit Ridge Circle, Nashville, Tennessee 37215.

This conveyance is subject to the following:

(1) Metro taxes for 1996, a lien, but not yet due and payable.

(2) Matters shown on the Plan of Record in Book 5050, page 30 and Book 6841, page 390, said Register's Office.

D186676
IDENTIF. & REFERENCE
96 MAY 30 AM 9:51
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.
PICK-UP

(3) Easements for ingress and egress and public utilities of record.

(4) The provisions of the Tennessee "Horizontal Property Act" as the same is set out in §§66-27-101, et seq, Tennessee Code Annotated, as amended, and the By-Laws for the administration thereof; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitation, all conditions, covenants, restrictions, options, burdens, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Four Seasons Condominiums of record in Book 6841, page 349, amended in Book 6847, page 122, Register's Office for Davidson County, Tennessee, and the By-Laws appended thereto of record in Book 6841, page 376, said Register's Office.

(5) Engineer's Report of record in Book 6847, page 125, said Register's Office.

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 Grantors do covenant with the said Grantees that they 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 Grantors do further covenant and bind themselves, their heirs and assigns 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.

WITNESS our hands this 30 day of May, 1996.

Luke Easter
LUKE EASTER

Donna Easter
DONNA EASTER

"GRANTORS"

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Betty R. Grimes, a Notary Public in and for said County and State, the within named DONNA EASTER, with whom I am personally acquainted, 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.

Betty R. Grimes
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/21/96

10065:608

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Nancy A. Jay, a Notary Public in and for said County and State, the within named LUKE EASTER, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

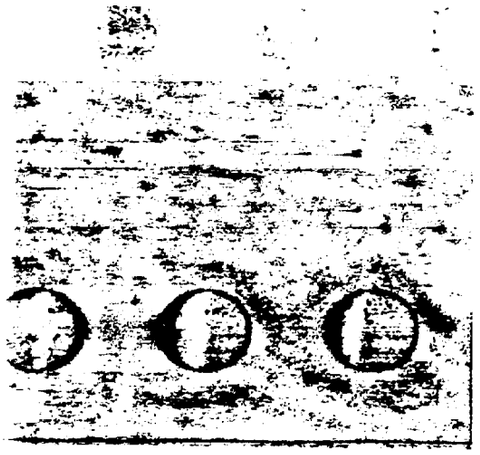
WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of May, 1996.

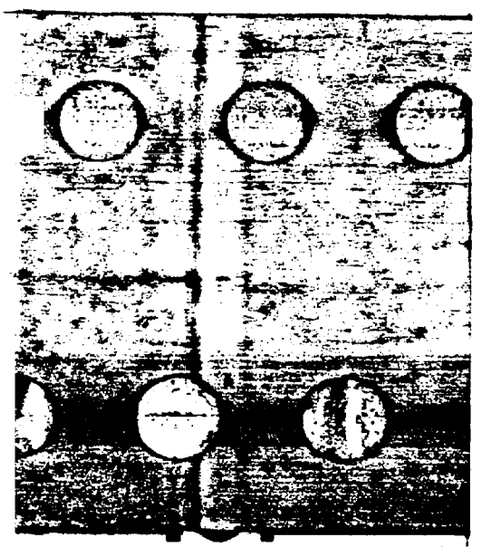
Nancy A. Jay
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-97

6933 05/30 0101 03CHECK 279.40

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





RECEIVED OF _____

FOR _____

BOOK 10065 PG 609

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 72000.00
				CON TX 266.40
				PRFEE 1.00
				WDEED 12.00
				TOTAL 279.40
				CHECK 279.40
			05/30/96 01	09:56 0001 6933

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0186676
IDENTIF. ↑ REFERENCE

96 MAY 30 AM 9:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1044840