BOOK 10068 PG 131

WARRANTY DEED

File Box "7"
Saturn + Mazda
34558

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 171,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF May 19 96

Notary Public

MY COMMISSION EXPIRES: July 26, 1999
(AFFIX SEAL) 11/28/98

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
RICHARD SKRUBER (NAME)	NORWEST MORTGAGE, INC. (NAME)	MAP 131-06-0-D
518 Belair Way (ADDRESS)	P. O. Box 5137 (ADDRESS)	PARCEL 518co
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Des Moines, IA 50365-5137 (CITY) (STATE) (ZIP)	FB #07DA-92420

FOR AND 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, ~~WE~~ I, CATHY E. IVEY, A SINGLE WOMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD SKRUBER, A SINGLE MAN

HEREINAFTER CALLED THE GRANTEES, THEIR 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 No. 518 of Burton Hills Townhomes, Village of Belair, Phase I, a Condominium, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6690, Page 70, and as amended Amendments of record in Book 6739, Page 701, in Book 6824, Page 298, in Book 6890, Page 963, in Book 6903, Page 351, in Book 6911, Page 827, and in Book 6962, Page 325, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit C of said Master Deed. Reference is hereby made to the plat of Burton Hills Townhomes, Village of Belair, Phase I, a Condominium, as set forth in said Master Deed, as amended, for a more complete identification and description of such Unit.

BEING the same property conveyed to Cathy E. Ivey, a single woman, by Deed from Walter W. Mersch and wife, Edwige Theissen Mersch, of record in Book 9879, Page 182, Register's Office for Davidson County, Tennessee.

The premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the

CONTINUED

unimproved ( )
This is improved (X) property, known as 518 Belair Way, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 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.

Witness my hand this 24th day of May 19 96

CATHY E. IVEY

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 CATHY E. IVEY, A SINGLE WOMAN

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 24th day of May, 19 96.

Commission expires July 24, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

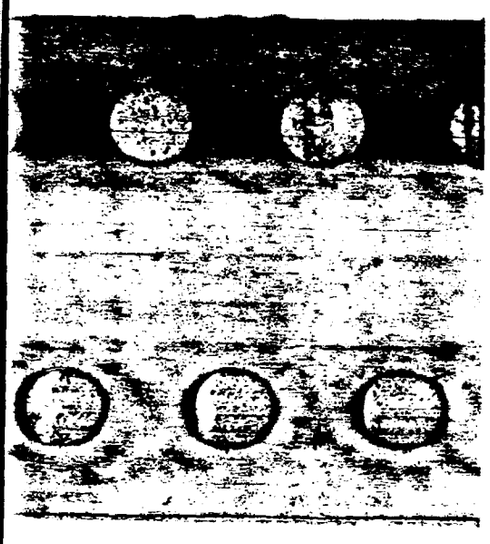
LEGAL DESCRIPTION CONTINUATION

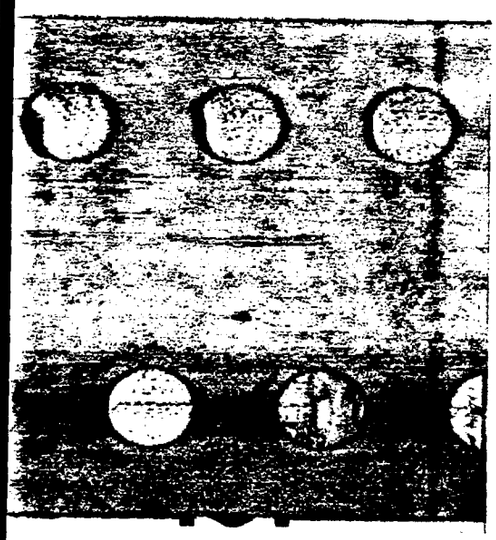
By-Laws for the administration thereof of record in Book 6690, Page 119, and as amended in Book 6911, Page 827, said Register's Office; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Burton Hills Townhomes, Village of Belair, Phase I, a Condominium, of record aforementioned, said Register's Office; Declaration of Restrictions, of record in Book 6326, Page 588, said Register's Office; Declaration of Covenants of Burton Hills, of record in Book 6517, Page 522, as amended in Book 6691, Page 593, second amendment in Book 6778, Page 532, third amendment in Book 6778, Page 536, and fourth amendment in Book 6911, Page 120, fifth amendment in Book 7046, Page 520, sixth amendment in Book 7076, Page 691, seventh amendment in Book 7146, Page 188, and eighth amendment in Book 9882, Page 733, said Register's Office; and taxes for the current year which have been prorated and assumed by the Grantee herein.

0187309
IDENTIF. & REFERENCE

96 MAY 31 AM 10:25
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

7613 05/31 02:01 03CHECK 644.29





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

RECEIVED OF _____

FOR _____

BOOK 10068 PG 133

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 171750.00
				CON TX 635.29
				PRFEE 1.00
				WDEED 8.00
				TOTAL 644.29
				CHECK 644.29
05/31/96	01			10:28 0001 7618

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0187309 IDENTIF. ↑ REFERENCE

96 MAY 31 AM 10:15

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1045515

MUSIC CITY