24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 10078 PAGE 332

ADDRESS NEW OWNER:
Angela Brinkley
213 Ellington Place
Madison, TN 37115

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Southeastern Mortgage of Tennessee, Inc.
565 Marriott Drive, Suite 250
Nashville, TN 37214

MAP AND PARCEL:
MAP 51-10B
PARCEL 79
11D93879

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Gregory H. Thompson and wife, Leigh Ann Thompson, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Angela Brinkley, Unmarried , 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:

A certain condominium unit in Davidson County, Tennessee, described as follows: Unit No. 213, in a Horizontal Property Regime as shown on the condominium site plan of Ellington Place Condominiums, a plat of which is shown as Exhibit "C" of the Master Deed of record in Book 6984, Page 84, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description and being part of the land shown on the subdivision plat of Ellington Condominiums, of record in Book 6250, Page 829, said Register's Office. Said condominium apartments are conveyed together with all appurtenant ownership in the common elements and limited common elements of Ellington Place Condominium, as set out in Master Deed.

Being the same property conveyed to Gregory H. Thompson and wife, Leigh Ann Thompson, by deed from Leigh Ann Bumbalough of record in Book 9861, Page 736, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record. The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; 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 covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Ellington Place Condominiums, as of record in Book 6250, Page 829, and Master Deed of record in Book 6984, Page 84; By-Laws of record in Book 6984, Page 112; Charter of record in Book 7000, Page 140, as amended in Book 7291, Page 203, Book 7780, Page 215 and Book 8270, Page 507, said Register's Office.

This is improved property known as 213 Ellington Place, Madison, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Angela Brinkley, Unmarried, their heirs and assigns, forever; and we, Gregory H. Thompson and wife, Leigh Ann Thompson 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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Witness our hands this the 30th day of May, 1996.

Gregory H. Thompson

Leigh Ann Thompson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Gregory H. Thompson and wife, Leigh Ann Thompson the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of May, 1996.

NOTARY PUBLIC

My Commission Expires: 11/3/96

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 69,000.00.

AFFIANT

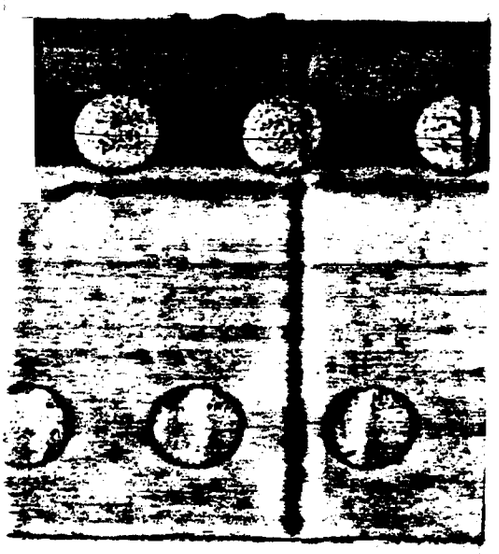
Subscribed and sworn to before me this 30th day of May, 1996.

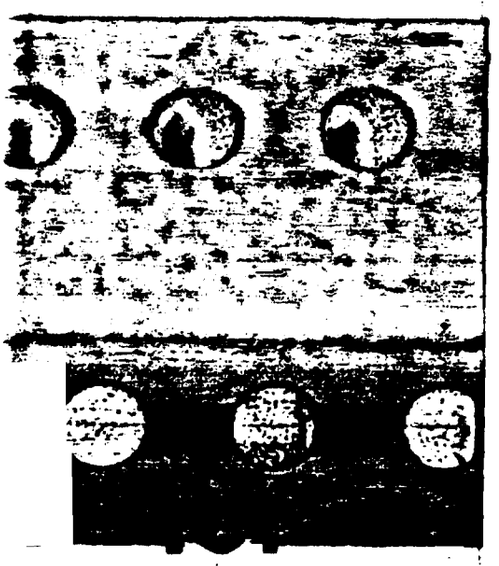
NOTARY PUBLIC
My Commission Expires: 11/3/96

0190058
IDENTIF. ↑ REFERENCE

96 JUN -6 PM 2:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

357: 06/06 0101 03CHECK 264.30





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

RECEIVED OF _____

FOR _____

RECORDED 10078 PG 334

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 69000-00
				CON TX 255-30
				PRFEE 1-00
				WDEED 8-00
				TOTAL 264-30
				CHECK 264-30
			06/06/96 01	14:57 0001 0571

IDENTIF. ↑ REFERENCE 019005B

96 JUN -6 PM 2:52

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1048428