0191793

IDENTIF. & REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

96 JUN 12 AM 9:51

FELIX E. ... REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (kd) Title No: 37910
Dav. Co. File: Box 8

RBK 10083 PG 853

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Frank J. Truskolaski 1226 Massman Drive Nashville, Tennessee 37217	3813 Cleghorn II,a Tennessee Partnership 3813 Cleghorn Avenue Nashville, Tennessee 37215

TAX MAP-PARCEL NUMBERS: 107-14A-55

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **3813 Cleghorn II, a Tennessee Partnership,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Frank J. Truskolaski, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A condominium apartment in Davidson County, Tennessee, being Unit No. 55 of Copperfield Terrace Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 6250, Page 50, Register's Office for said County, to which source reference is hereby made for a more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to 3813 Cleghorn II, a Tennessee General Partnership,consisting of Andrew E. Price, Thomas M. Price and David A. Price by deed from Carson C. Driver, Jr. and spouse, Doris B. Driver of record in Book 6378, Page 96, Register's Office for Davidson County, Tennessee. The said Andrew E. Price and A. E. Price being one and the same.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws contained in instrument of record in Book 6326, Page 790, said Register's Office, and to the matters set forth in the referenced Condominiumlan of record.

The property herein conveyed is subject to a first mortgage of record in Book 7783, Page 440, Register's Office for said County, according to the terms of a Wrap-Around Deed of Trust as executed by Grantee, which deed of trust is not assumed by Grantee, being recorded immediately following this document

This is improved property, known as: 1226 Massman Drive, Nashville, Tennessee 37217

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 10th day of June, 1996.

BOOK 10083 PG 854

3813 Cleghorn II, a Tennessee Partnership

A. E. Price

By:

State of Tennessee
County of Davidson

Before the undersigned appeared A. E. Price, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as partner(s) of 3813 Cleghorn II, the within named bargainor, a partnership, and the execution of the foregoing instrument as such partner for the purposes therein contained.

Witness my hand and official seal on June 10, 1996.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 53950.00

Affiant

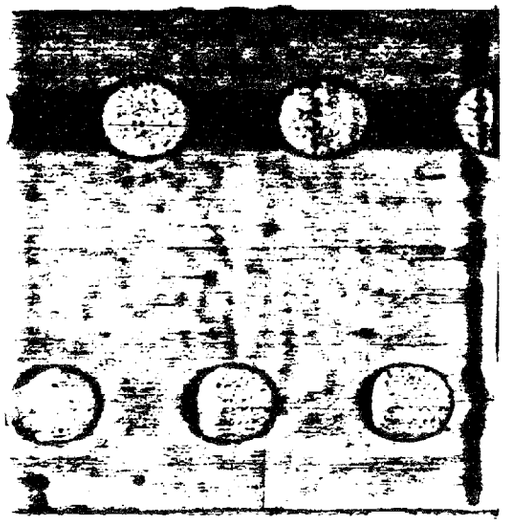
Sworn and subscribed before me on the 10th day of June, 1996.

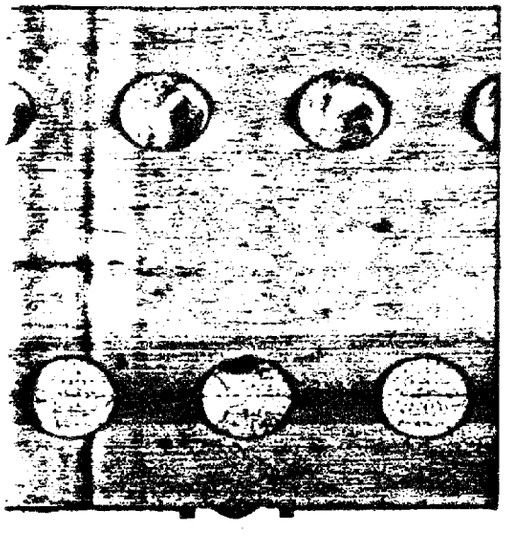
My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

2455 06/12 0101 03CHECK 208.43





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

RECEIVED OF _____

FOR _____

BOOK 10083 PG 855

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 53950.00
CON TX 199.43
PRFEE 1.00
WDEED 8.00
TOTAL 208.43
CHECK 208.43

06/12/96 01 09:55 0001 2455

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0191793
IDENTIF. # REFERENCE

96 JUN 12 AM 9:51

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

No. 1050288