BOOK 10097 PG 469

0196322

IDENTIFICATION 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 25 PM 12:39

FILED
DAVIDSON COUNTY, TN.

W & I Ref: (cmw) Title No: 37895
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Haley K. Hyatt Mary Lou Hyatt 900 19th Avenue, South, #602 Nashville, TN 37212	Collateral Mortgage, Ltd. P.O. Box 830180 Birmingahm, AL 35283-0180

TAX MAP-PARCEL NUMBERS: 92-16-B-61 10W 7913

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 **Paulette N. Wassel, married, and Dorothy Wassel Kegel, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Haley K. Hyatt and Mary Lou Hyatt, both unmarried, as joint tenants with right of survivorship,** 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. 602 of University Square Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the plan of record in Book 6900, page 124, Register's Office for said County, to which source reference is hereby made for 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 Paulette N. Wassel, married and Dorothy Wassel Kegel, unmarried, as joint tenants with right of survivorship by deed from University Square Joint Venture, consisting of Charles C. Brown, Jr., William King Self, Jr., William Leighton Reed, and Randall C. Ferguson, Trustee of record in Book 7098, page 617, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 7051, Page 529 and amended in Book 7119, page 884, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

Paul C. Wassel, the spouse of Paulette N. Wassel, joins in this conveyance solely to convey any marital interest he may have in subject property.

This instrument is executed on behalf of Dorothy Wassel Kegel by Paul C. Wassel as herAttorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A' to this instrument and incorporated herein by

reference.

This is improved property, known as: 900 19th Avenue, South, #602, Nashville, TN 37212

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 20th day of June, 1996.

Paulette N. Wassel
Paulette N. Wassel

Dorothy Wassel Kegel by Paul C. Wassel Attorney in Fact
Dorothy Wassel Kegel

Paul C. Wassel
Paul C. Wassel

State of Tennessee
County of Davidson

On this 20th day of June, 1996, before me the undersigned authority, personally appeared **Paulette N. Wassel and Paul C. Wassel**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: PERCY W. ELKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 68000.00

Paulette N. Wassel
Affiant

Sworn and subscribed before me on the 20th day of June, 1996.

My Commission Expires: PERCY W. ELKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

Notary Public

BOOK 10097 PG 471

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 **Paul C. Wassel**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Dorothy Wassel Kegel**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, on June 20, 1996.

Notary Public

My Commission Expires:_____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

EXHIBIT "A"
To
WARRANTY DEED

FROM: Paulette N. Wassel and Dorothy Wassel Kegel

TO: Haley K. Hyatt and Mary Lou Hyatt

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Paul C. Wassel

Paul C. Wassel, Affiant

Sworn to and subscribed before me

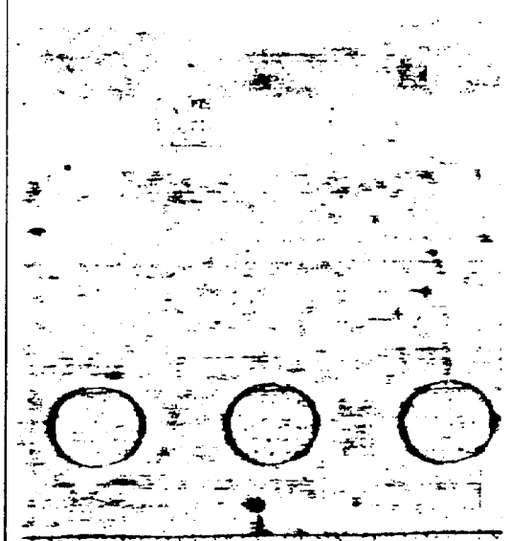
on June 20, 1996.

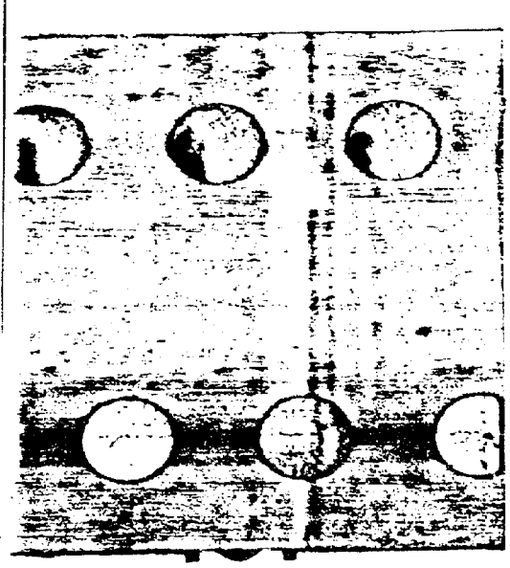
Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

My Commission Expires:_____

7402 06/25 2101 03CHECK 264.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10097 PG 472

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	68000.00
			CON TX	251.60
			PRFEE	1.00
			WDEED	12.00
			TOTAL	264.60
			CHECK	264.60
06/25/96	01		12:42 0001	7402

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0196322 IDENTIF. # REFERENCE

96 JUN 25 PM 12:39

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1055170