Box 10

WARRANTY DEED

BOOK 10109 PG 48

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSACTION IS $125,0000.00

Roy G. Skinner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF July, 19 96

Notary Public

MY COMMISSION EXPIRES: 2/6/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SERVICE TITLE & ESCROW COMPANY, INC.,
5034 THOROUGHBRED LANE, SUITE A, BRENTWOOD, TENNESSEE 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Roy G. Skinner	SAME	Map 161
210 Highland Villa Circle		Group 14-B
Nashville, Tennessee 37211		Parcel 210.00 CO

FOR AND IN 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, WILLIAM MITCHELL and wife, GLADYS MITCHELL HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROY G. SKINNER and wife, NATHLEENE C. SKINNER 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:

Being Unit No. 210 on the plan of condominium site of Highland Villa Condominiums of record in Book 6200, page 473, Register's Office for Davidson County, Tennessee, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to William Mitchell and wife, Gladys Mitchell, by deed from Paula Kurz Hardeman, formerly Paula K. McQuillen, and husband Phillip Daniel Hardeman, Jr., of record in Book 9847, page 128, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:

Master Deed and By-Laws of record in Book 7278, page 312; Book 7347, page 717; Book 7352, page 630; Book 7467, page 850; Book 7470, page 153; Book 7600, page 361; Book 8090, page 537; Book 8131, page 95; Book 8173, page 84; Book 8199, page 149; Book 8658, page 595; Book 9730, page 265; Book 9730, page 268; and Book 9730, page 271, Register's Office for Davidson County, Tennessee.

All matters of record on plan of record in Book 6200, page 473, Register's Office for Davidson County, Tennessee.

Easement for Sanitary Sewer and or Storm Drainage of record in Book 5475, page 189; and Book 6548, page 101, Register's Office for Davidson County, Tennessee.

Storm Water Detention Agreement of record in Book 6952, page 928, Register's Office for Davidson County, Tennessee.

Electric Permit of record in Book 5814, page 61, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED (X) UNIMPROVED ( ) PROPERTY KNOWN AS:

210 Highland Villa Circle, Nashville, Tennessee 37211
(HOUSE NUMBER) (STREET) (CITY) (STATE) (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 our hand(s) this the 1st day of July, 19 96.

William Mitchell

Gladys Mitchell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of the State and County aforesaid, William Mitchell and wife, Gladys Mitchell the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this the 1st day of July, 19 96.

NOTARY PUBLIC

My Commission Expires: 2/9/98

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged _____ to be President (or other officer authorized to execute this instrument) of the _____, the within named bargainor, a corporation, and that _____ as such _____ _____, being authorized to do so, executed the foregoing instrument for the purpose therein, by signing the name of the corporation by _____ as _____.

WITNESS my hand and seal, at office in _____, this the _____ day of _____, 19___.

NOTARY PUBLIC

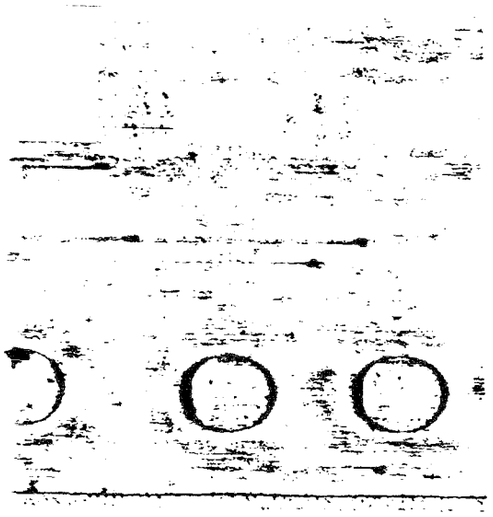
My Commission Expires:_____

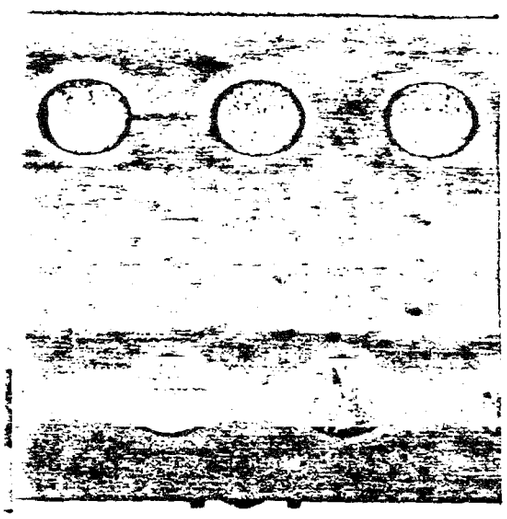
0199735

95 JUL -3 AM 9:05

Page 2 of 2

471.50





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

RECEIVED OF _____

FOR _____

BOOK 10109 PG 50

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
				AMT 125000.00
				CON TX 462.50
				PRFEE 1.00
				MTGEE 8.00
				TOTAL 471.50
				CHECK 471.50
			07/03/96 01	09:07 0001 1037

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0199735
IDENTIFICATION REFERENCE

96 JUL -3 AM 9:0

CLERK

FELIX Z. WILSON, II
DAVIDSON COUNTY, TENN.

No. 1058767