OLD REPUBLIC
National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

10109:493

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 147,500.00
Janie G. Salyards
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF June, 1996
Lea B. Kinnard
NOTARY PUBLIC
My Commission expires: 1-29-2000

THIS INSTRUMENT PREPARED BY
T. LARRY EDMONDSON, ATTORNEY AT LAW
SECOND FLOOR, 808 BROADWAY, NASHVILLE, TN 37203
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	SEND TAX BILLS TO	MAP & PARCEL NUMBERS
Janie G. Salyards (NAME)	Same (NAME)	142-09-0-H-027
9105 Sawyer Brown Rd. (ADDRESS)	(ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Bill R. Todd and wife, Ronda J. Todd

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Janie G. Salyards

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

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6199876

unimproved ( )
This is improved (XX) property, known as 9105 Sawyer Brown Rd., Nashville, TN 37221
(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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 hands this 27 day of June, 1996.

B R Todd
Bill R. Todd

Ronda J. Todd
Ronda J. Todd

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 10109 PG 494

STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Bill R. Todd and wife, Ronda J. Todd, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 27th day of June, 1996.

My Commission expires:
1-27-2000

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____

Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

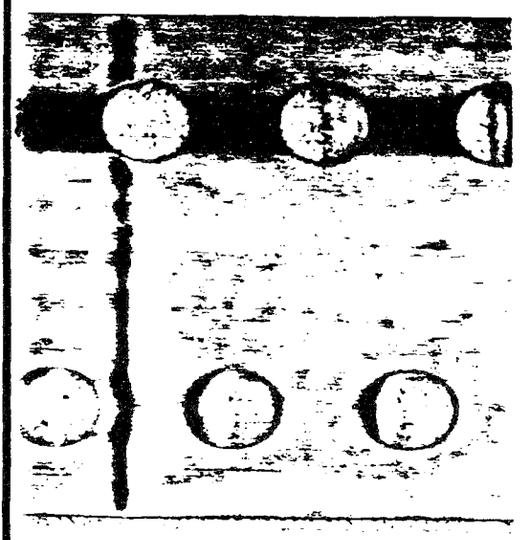
_____

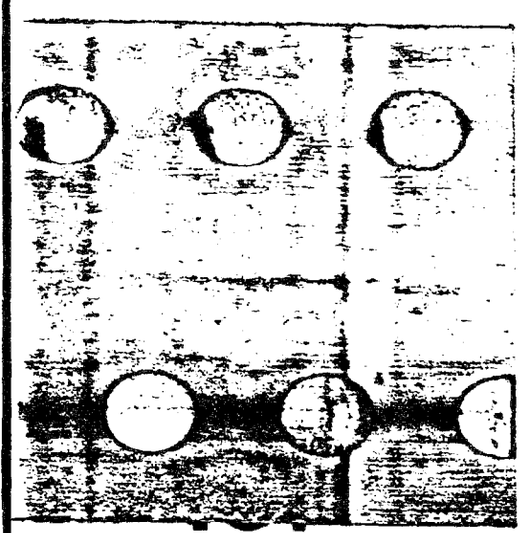
Notary Public

EXHIBIT "A"

A certain condominium apartment in Davidson County, Tennessee, described as follows: Unit No. 9105, together with the Carport designated No. 9105-C, in River Plantation, Section IX, Phase I, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section IX, Phase I, Condominium Apartments, recorded in Book 7900, Page 98, et seq., Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 8061, Page 341, et seq, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section IX, Phase I, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 8061, Pages 341-356, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. This conveyance is also subject to the Covenants, Conditions and Restrictions for the River Plantation Sections 8-11 Umbrella Association, Inc. of record in Book 7389, Page 924, Register's Office for said County.

Being the same property conveyed to Bill R. Todd and wife, Ronda J. Todd by Deed from Haury and Smith Contractors, Inc. of record in Book 8401, Page 379, Register's Office for Davidson County, Tennessee.





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

RECEIVED OF _____

FOR _____

BOOK 10109 PG 496

CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
MG 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
				DAMT 143500.00
				CON TX 530.95
				PRFEE 1.00
				WDEED 12.00
				TOTAL 543.95
				CHECK 543.95

17 JUL 93 01 10:20 0001 1187

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0199876

IDENTIFICATION SERVICE

93 JUL -8 AM 10:18

No. 1058917