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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

W & I Ref: (ljh) Title No: 37918
Dav. Co. File: Box 8

BOOK 10110 PG 185

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Lynette A. Garbonola 5025 Hillsboro Road, Unit 3-A Nashville, TN 37215	Norwest Mortgage, Inc. 3200 Robbins Road, P. O. Box 19489 Springfield, IL 62794-9489

TAX MAP-PARCEL NUMBERS: 131-1-D-18

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 **Allan D. Heuerman and spouse, Sandra S. Heuerman,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Lynette A. Garbonola, Janet Garbonola and Louis C. Garbonola, as joint tenants with the specific 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. 18 a/k/a Unit No. 3-A of Georgetown Condominium Apartments, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200, page 4, 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.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

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 5211, page 325, Book 5616, page 133 and Book 6079, page 516, said Register's Office and to the matters set forth in the referenced Condominium plan of record.

Being the same premises conveyed to Allan D. Heuerman and spouse, Sandra S. Heuerman by deed from Alec Dryden and spouse, Keary P. Dryden of record in Book 8077, page 88, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Allan D. Heuerman and Sandra S. Heuerman by Scott A. Heuerman as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 5025 Hillsboro Road, Unit 3-A, Nashville, TN 37215

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 27th day of June, 1996.

Allan D. Heuerman

Allan D. Heuerman, By: Scott A. Heuerman, Atty-In-Fact

Sandra S. Heuerman

Sandra S. Heuerman, By: Scott A. Heuerman, Atty-In-Fact

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: $ 113000.00

Dina Brown
Affiant

Sworn and subscribed before me on the 27th day of June, 1996.

Notary Public

My Commission Expires: 3-21-98

96 JUL -3 PM 2:03

020004

BOOK 10110 PG 187

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 **Scott A. Heuerman**, 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 **Allan D. Heuerman and Sandra S. Heuerman**, as Attorney-in-Fact, as the free act and deed of the said Principal.

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

Notary Public

My Commission Expires: 9-21-96

EXHIBIT "A"
To
WARRANTY DEED

FROM: Allan D. Heuerman and Sandra S. Heuerman

TO: Lynette A. Garbonola, Janet Garbonola and Louis C. Garbonola

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.

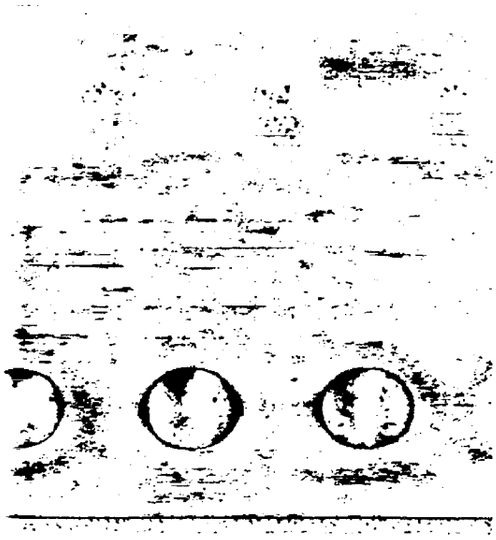
References to the singular include the plural, when applicable.

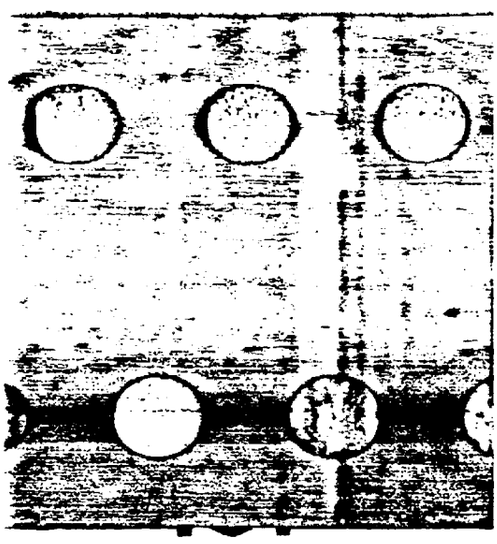
Scott A. Heuerman, Affiant

Sworn to and subscribed before me this
27th day of June, 1996.

Notary Public

My Commission Expires: 9-21-96





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

RECEIVED OF _____

FOR _____

BOOK 10110 PG 188

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	
	113000.00
CON TX	418.10
PRFEE	1.00
WDEED	12.00
TOTAL	431.10
CHECK	431.10

07/03/96 01 14:05 0001 1356

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0200041

IDENTIFICATION REFERENCE

96 JUL -3 PM 2:03

REGISTER

DAVIDSON CO. TN.

No. 1059085