Prepared By: Jeffrey L. Jones
Dandridge, Tennnessee

NO REPRESENTATION BY
PREPARER AS TO TITLE

WARRANTY DEED

This Indenture, Made this 1st day of July , A.D. 19 96 , between 7434 07/10 0101 03CHECK 175.50

EDWARD J. JENKINS AND WIFE, JEAN M. JENKINS

of DAVIDSON COUNTY , in the State of TENNESSEE of the first part, and

R. BRIAN HENDRIX, SINGLE

of JEFFERSON COUNTY , in the State of TENNESSEE of the second part,

Witnesseth: That the said part ies of the first part, for and in consideration of the sum of

$45,000.00 FORTY FIVE THOUSAND & 00/100

to them in hand paid by the said party of the second part, the receipt of which is hereby acknowledged,

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 45,000.00 , which amount is equal to or greater than the amount which the property transferred would command a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 1 day of July, 1996

Notary Public

My Commission Expires: 10-12-98

New Owner and
THE PERSON OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES IS:
R. BRIAN HENDRIX
2601 Hillsboro Pike
Nashville, TN 37212

have/has granted, bargained, sold, and conveyed, and do/does hereby grant, bargain, sell, and convey unto the said party of the second part, the following described premises, to wit:

A certain condominium apartment in Davidson County, Tennessee, being UNIT NO. E-12, Parcel No. 75, of The Village Condominiums, as of record in Book 5200, Page 154, and revised in Book 5200, Page 201, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said unit.

BEING the same property conveyed to EDWARD J. JENKINS AND WIFE, JEAN M. JENKINS by deed from Judith M. Jenkins, unmarried, dated May 10, 1983, of record in Book 6053, Page 964, Register's Office, Davidson County, Tennessee.

Subject to all matters set forth on the Plan of The Village Condominiums, of record in Book 5200, Page 154, as revised in Book 5200, Page 201, Register's Office, Davidson County, Tennessee.

Subject to all terms, conditions, and provisions of the Tennessee Horizontal Property Act, as set forth in T.C.A., Section 66-27-101, et. seq.

Subject to the covenants, restrictions, easements, reservations, and interest in favor of other unit owners adn all sewer, water, electric, telephone and other utility easements now or hereafter established and all other terms and conditions as may be set forth in the Master Deed of record in Book 5434, Page 665, and amended in Book 5487, Page 967, Register's Office, Davidson County, Tennessee.

Subject to By-Laws of The Village Condominiums Homeowner's Association of record in Book 5434, Page 708, Register's Office, Davidson County, Tennessee. (NOTE: Charter of The Village Condominiums Homeowner's Association is of record in Book 5434, Page 815, Register's Office, Davidson County, Tennessee.)

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claim to homestead and dower therein;

To have and to Hold the said premises to the said party of the second part, his heirs and assigns, forever.

And the said part ies of the first part, for themselves and for their heirs, executors, and administrators, do/does hereby covenant with the said party of the second part, his heirs and assigns, that they are lawfully seized in fee-simple of the premises above conveyed, and have full power, authority and right to convey the same; that said premises are free from all encumbrances, except as may be hereinbefore set forth;

and that he will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

In Witness Whereof the said part ies of the first part have hereunto set their hand s and seal the day and year first above written.

Edward J. Jenkins (L.S)
EDWARD J. JENKINS

Signed, sealed, and delivered in the presence of:

Jean M. Jenkins (L.S)
JEAN M. JENKINS

_____ _____ (L.S)

_____ _____ (L.S)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Karen R. Carver, a Notary Public in and for said County and State, the within named

EDWARD J. JENKINS AND WIFE, JEAN M. JENKINS

the 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 purposes therein contained. Witness my hand and official seal at office this 28 day of June, 1996.

My commission expires March 21, 1998

Karen R. Carver
Notary Public

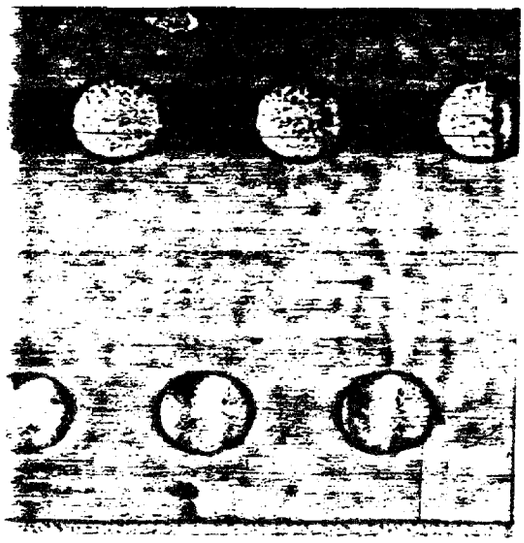
TAX MAP # 117-03-0-B
GROUP #
CONTROL MAP #
PARCEL # 75.00

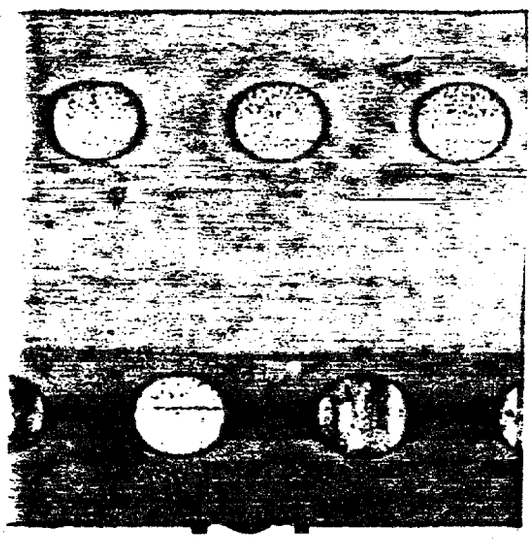
MAIL ENV.

95 JUL 0 6 11 10: 36

0201953

IDENTIF. & REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 10116 PG 234

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	45000.00
			CON TX	166.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	175.50
			CHECK	175.50
07/10/96	01		10:44 0001	3434

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0201953
IDENTIF. # REFERENCE

96 JUL 10 AM 10:35

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

No. 1061137