10122

Box 58

WARRANTY DEED

BOOK 10122 PG 505

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: January 29, 1997
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

COMBOS & HIX, P. C., 515 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Fred A. Allen, III (NAME)	NEW OWNER (NAME)	MAP 137 SP E
5025 Hillsboro Pike, Unit 23L (ADDRESS)	SAME (ADDRESS)	PARCEL 209CO
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Jimmy A. Barker and wife, Brenda Michelle Barker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fred A. Allen, III and wife, Carol M. Allen

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 209 on the plan of Georgetown Condominiums, of record in Book 5200, page 4, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Jimmy A. Baker, a married person by deed from Mary Frances Short, a married person, of record in Book 10122, page 501, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used in the prior Deed.

This property is conveyed subject to the Plan of record in Book 5200, page 4; any and all restrictive covenants and/or easements of record in Book 4308, page 575, running with the land; Master Deed of record in Book 5211, page 325, amended in Book 5616, page 133, and amended in Book 6079, page 516; By-Laws of record in Book 5211, page 345, all in the Register's Office for Davidson County, Tennessee; and taxes for the current year which have been assumed by the Grantee.

96 JUL 16 PM 1:04
FELIX A. ALLEN III REGISTER
DAVIDSON COUNTY, TN.

02041 13
RECEIVED FOR REFERENCE

unimproved ( )
This is improved (X) property, known as 5025 Hillsboro Pike, Unit 23L, Nashville, TN 37215
(House Number) (Street) (P.O Address) (City or Town) (Postal 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 15th day of July 19 96

Jimmy A. Barker

Brenda Michelle Barker by attorney in fact

10122

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10122 PG 506

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jimmy A. Barker and wife, Brenda Michelle Barker

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 Nashville, Tennessee, this 15th day of July, 19 96

Commission expires January 25, 1997

Notary Public

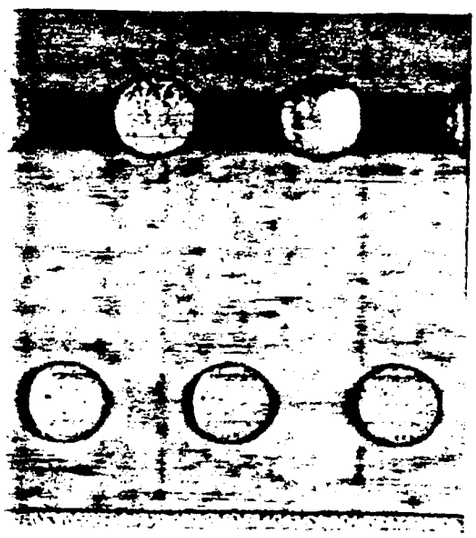
STATE OF TENNESSEE
COUNTY OF

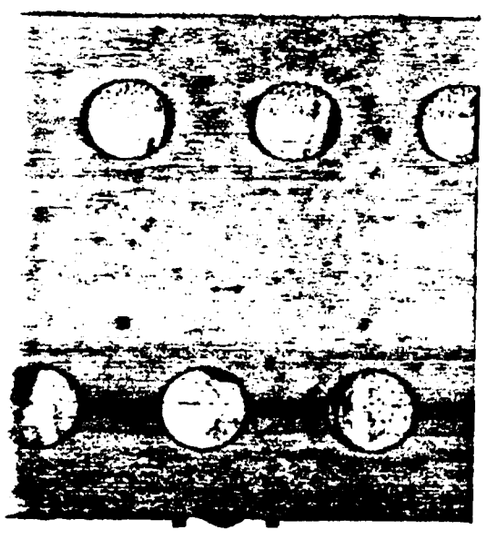
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 10122 PG 507

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
				CONT 65000.00
				CONV TX 240.50
				PRFEE 1.00
				MTGFEE 8.00
				TOTAL 249.50
				CHECK 249.50
			07/16/96 01	13:09 0001 5814

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0204113
IDENTIF. & REFERENCE

96 JUL 16 PM 1:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1063481