Box 5

BOOK 10129 PG 879

STATE OF TENNESSEE
DAVIDSON COUNTY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,000.00

Affiant Luis Alva

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: 1-25-97

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Michael T. Haley, Attorney 1100 Kermit Dr. #204 Nashville, Tennessee 37217

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	Send Tax Bills:	MAP-PARCEL NUMBERS
Luis Alva (NAME)	Same (NAME)	52-16-0-A-24.00
1301 Neely's Bend Rd. C-24 (STREET ADDRESS OR ROUTE NUMBER)	323 Forest Park Rd. 1-18 (STREET ADDRESS)	
Madison TN 37115 (CITY) (STATE) (P.O. ZIP)	Madison TN. 37115 (CITY) (STATE) (P.O. ZIP)	

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, Janice Gale Hester, n/k/a Janice Gale Harshaw and spouse, James F. Harshaw

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS TO TRANSFER AND CONVEY UNTO Luis Alva

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:

Land in Davidson County, Tennessee, being Apartment Unit No. C-24 on Neely's Bend Condominium created under Title 64, Sections 2701 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5483, Page 86, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Neely's Bend Condominium of record in Book 5200, page 200, said Register's Office for a more complete identification and description of such Unit.

Being the same property conveyed to Janice Gale Hester and Viola Katherine Tabor, as joint tenants with the right of survivorship, by Quitclaim Deed from Dennis Wright, Trustee, dated November 28, 1983, recorded December 1, 1983, of record in Book 6184, page 976, in the Register's Office for Davidson County, Tennessee. Also acquired by Quitclaim Deed recorded herewith in Book 10100, page 794.

Subject to the following: 1996 county taxes, which have been prorated as of the date of deed and assumed by the Grantee; By-laws, Rules and Regulations in the Charter of Neely's Bend Condominium Association, Inc., of record in Book 5476, page 765, said Register's Office; easements, restrictions of record in Plat Book 5200, page 200, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1301 Neely's Bend Rd. C-24 Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said trace 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 23rd day of July, 19 96

Janice Gale Hester n/k/a Janice Gale Harshaw

James F. Harshaw

STATE OF TENNESSEE
Davidson County

BOOK 10129 PG 880

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janice Gale Hester n/k/a Janice Gale Harshaw and spouse, James F. Harshaw

the bargainors, 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 23rd day of July, 19 96

Notary Public

Commission Expires 1/25/97

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public in and for 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 himself to be the _____ of the _____, a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Janice Gale Hester n/k/a Janice Gale Harshaw and spouse, James F. Harshaw

TO
Luis Alva

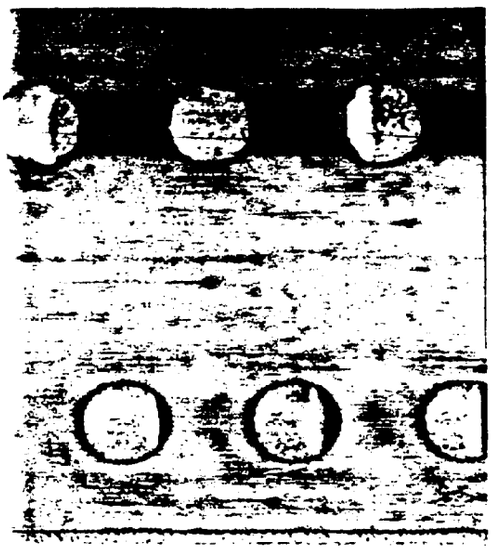
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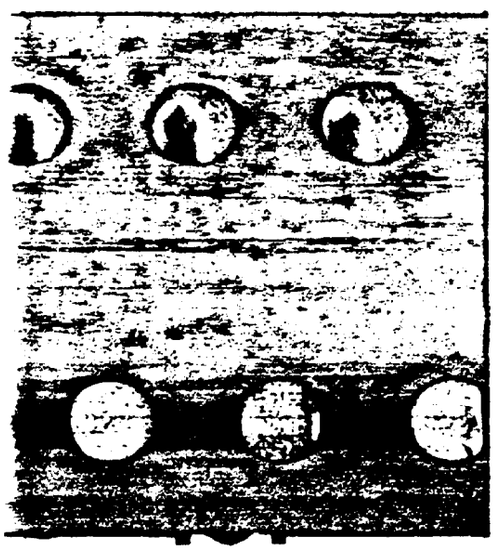
IDENTIFICATION REFERENCE

96 JUL 24 AM 8:54

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

3463 07/24 0101 03CHECK 105.20





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

RECEIVED OF _____

FOR _____

BOOK 10129 PG 881

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 26000.00
CON TX 96.20
PRFEE 1.00
TDEED 8.00
TOTAL 105.20
CHECK 105.20

07/24/96 01 09:04 0001 8463

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0206558
IDENTIF. & REFERENCE

96 JUL 24 AM 8:54
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1066091