0210564

IDENTIFICATION REFERENCE

4

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: (jh) Title No: 37995
Dav. Co. File: Box 8

96 AUG -2 PM 3:08

REGISTER
DAVIDSON COUNTY, TN.

BOOK 10144 PG 297

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
William Velez 140 Brighton Close Nashville, TN 37205	SUNTRUST BANK, NASHVILLE, N. A. 201 Fourth Avenue North Nashville, TN 37219

TAX MAP-PARCEL NUMBERS: 104-13-F-140

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 **Amy L. Levy, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William Velez, unmarried,** 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:**

LAND in Davidson County, Tennessee, being Unit No. 140 on the plan of Revised Site Plan Brighton Close Phase IA, IB, ID, and Phase II of record in Book 7900, page 136 and amended in Book 7900, page 810, Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Amy L. Levy by deed from Brighton Close, Ltd., Limited Partnership, of record in Book 9634, page 434, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 7522, Page 108, amended in Book 7557, page 621, Book 7670, page 280, Book 7803, page 458, Book 7807, page 500, Book 7871, page 343, Book 8561, page 812, Book 8698, page 557, Book 9372, page 356, Book 8273, page 884 and Attorney's Certificate of record in Book 9504, page 962 said Register's Office, and to the matters set forth in the referenced Plan of record.

This instrument is executed on behalf of Amy L. Levy by Roger L. Proctor 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: 140 Brighton Close, Nashville, TN 37205

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 26th day of July, 1996.

Amy L. Levy By: Roger L. Proctor
Atty-In-Fact

Amy L. Levy, By: Roger L. Proctor, Atty-In-Fact

State of Tennessee
County of Davidson

On this 26th day of July, 1996, before me the undersigned authority, personally appeared , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 317000.00

Affiant

Sworn and subscribed before me on the 26th day of July, 1996.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

Notary Public

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 **Roger L. Proctor**, 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 **Amy L. Levy**, 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 26th day of July, 1996.

CHRISTY WILKINS LEVY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires 9/18/99

EXHIBIT "A"
To
WARRANTY DEED

FROM: Amy L. Levy

TO: William Velez

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.

Roger L Proctor, Affiant

Roger L. Proctor, Affiant

Sworn to and subscribed before me this

26th day of July, 1996.

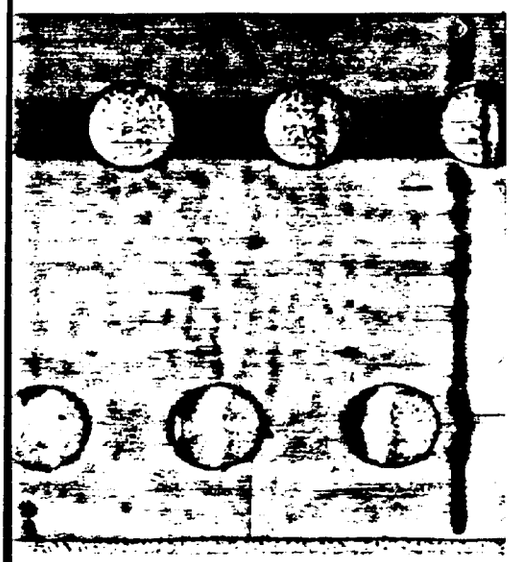
CHRISTY WILKINS LEVY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

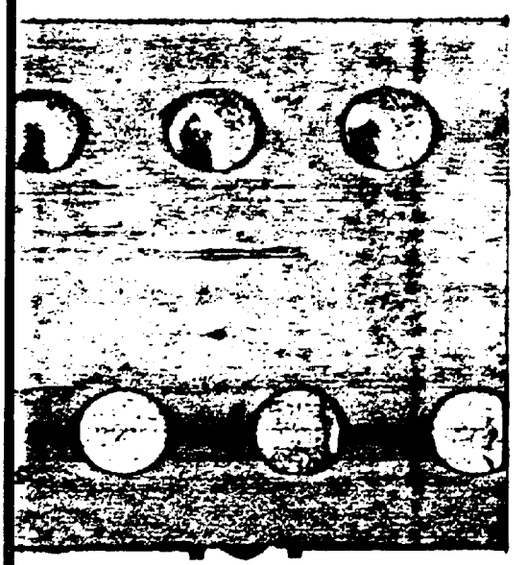
Notary Public

My Commission Expires:

My Commission Expires 9/18/99

2743 08/02 0101 03CHECK 1185.90





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

RECEIVED OF _____

FOR _____ BOOK 10144 PG 300

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 317000.00
				CON TX 1172.90
				PRFEE 1.00
				MDEED 12.00
				TOTAL 1185.90
				CHECK 1185.90
08/02/96	01			15:11 0001 2743

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0210564
IDENTIF. # REFERENCE

96 AUG -2 PM 3:0[illegible]
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 1070319