BOOK 10182 PG 358

This instrument prepared from information provided by the parties herein. Closing not performed by SMS, only document preparation.

STATE OF TENNESSEE
DAVIDSON COUNTY

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,500.00

Affiant James Mark Sorrells

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF August, 96

Notary Public

MY COMMISSION EXPIRES: 1-20-99

(AFFIX SEAL)

SMS Inc. THIS INSTRUMENT WAS PREPARED BY

Michael T. Haley, Attorney 1100 Kermit Drive, Suite 204 Nashville, TN 37217

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Send Tax Bills:	MAP-PARCEL NUMBERS
James Mark Sorrells (NAME)	same (NAME)	131-02-0-A/45.00
2116 Hobbs Rd. Unit I-10 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	(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, Stewart E. Nicholson and wife, Jean H. Nicholson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS TO TRANSFER AND CONVEY UNTO James Mark Sorrells, unmarried

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 tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Unit No. I-10 in a Horizontal Property Regime located on the Plat of Hobbs House Condominium Apartments, of record in Book 5200, page 54, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Stewart E. Nicholson and wife, Jean H. Nicholson, by deed from Brian Edwin Nicholson and wife, Sandra Nicholson, dated December 11, 1995, recorded December 12, 1995, of record in Book 9885, page 837, in the Register's Office for Davidson County, Tennessee.

Subject to the following: 1996 county taxes, which have been prorated as of date of deed and assumed by Grantee; easements, setback lines, and certain restrictions of record in Book 5200, page 54, Register's Office for Davidson County, Tennessee.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

96 SEP -6 PM 3:02

IDENTIF. & REFERENCE

0222386

unimproved ( )
This is improved (X) property, known as 2116 Hobbs Rd, Unit I-10 Nashville, TN 37215

(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 30th day of August, 19 96

Stewart E. Nicholson

Stewart E. Nicholson

Jean H. Nicholson

Jean H. Nicholson

STATE OF TENNESSEE
Davidson County

BOOK 10182 PG 359

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stewart E. Nicholson and wife, Jean H. Nicholson

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 30th day of August, 19 96

Notary Public

Commission Expires 1-20-99

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

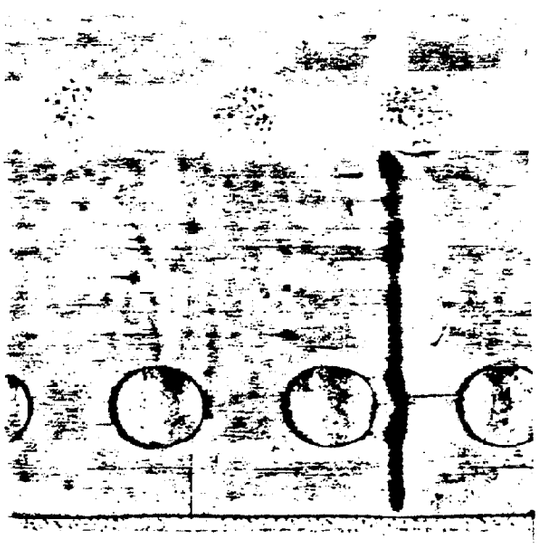
Commission Expires _____

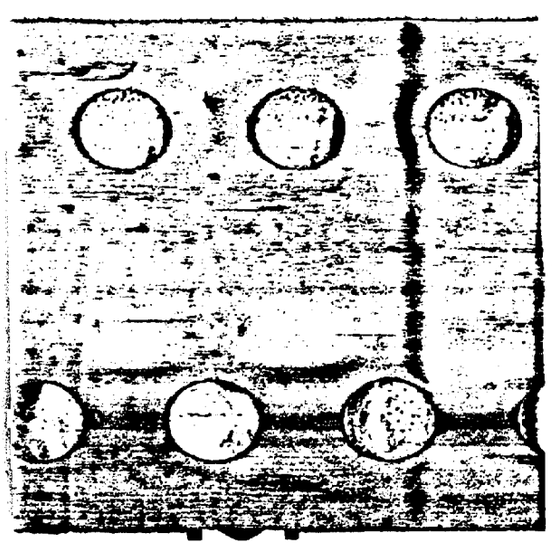
WARRANTY DEED

FROM
Stewart E. Nicholson and wife,
Jean H. Nicholson

TO
James Mark Sorrells

5406 09/06 0101 03CHECK 181.05





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

RECEIVED OF _____

FOR _____

BOOK 10182 PG 360

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	46500.00
CON TX	172.05
PRFEE	1.00
WDEED	8.00
TOTAL	181.05
CHECK	181.05

09/06/96 01 15:05 0001 5406

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0222386
IDENTIF. # REFERENCE

96 SEP -6 PM 3:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1027900