BOX 15

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
17th DAY OF October 19 96

Notary Public

MY COMMISSION EXPIRES: March 25, 2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Longo (NAME)	First Republic Mortgage (NAME)	142-9B #866
866 General George Patton Rd (ADDRESS)	3212 West End Avenue, Suite 500 (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37203 (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, Cathy Bach Matthai, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald E. Longo

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. 866, together with the Carport designated as No. 866-C, on the Plan of Phase One, Section Five, River Plantation Condominium Apartments, of record in Book 5200, page 145 and 146, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

There is conveyed with the above-described condominium unit an undivided interest in and to the general and/or restricted commom areas and facilities of Phase One, Section Five, River Plantation Condominium Apartments, as said areas are set forth and defined in Master Deed of Record in Book 5410, page 248, and By-Laws of record in Book 5410, page 260, Register's Office for Davidson County, Tennessee, and to which reference is hereby made for more particulars.

Being the same property conveyed to Richard Thomas Matthai and wife, Cathy Bach Matthai by deed from Mary Ruth Bennett and husband Melville R. Bennett of record in Book 7457, page 713, Register's Office for Davidson County, Tennessee. The said Richard Thomas Matthai having since quitclaimed his interests in said property to Cathy Bach Matthai accordance with the terms of a Divorce Decree by Quitclaim Deed of record in Book 8651, page 175, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

1742 10/18 0101 03CHECK 397.50

unimproved ( )
This is improved (X) property, known as 866 General George Patton Rd., Nashville, TN 37221
(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 my hand this 17th day of October 19 96

Cathy Bach Matthai, By Barbara E. Morrison, attorney-in-fact
Cathy Bach Matthai

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BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10230 PG 320

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ___ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this ___ day of _____ 19___.

Commission expires _____

_____
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

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 17th day of October, 1996, before me personally appeared Barbara E. Morrison, to me known to be the person (or proved to me on the basis of satisfactory evidence) who executed the foregoing instrument in behalf of Cathy Bach Matthai, unmarried, and acknowledged that she executed the same as the free act and deed of the said Cathy Bach Matthai.

My Commission Expires: March 25, 2000

NOTARY PUBLIC - Lee E. Cranford

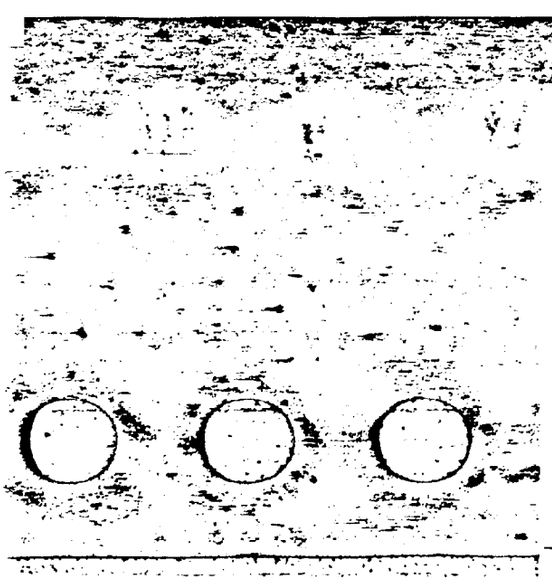
IDENTIF. ↑ REFERENCE

96 OCT 18 PM 3:46

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

Warranty Deed from Cathy Bach Matthai, to Ronald E. Longo.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10230 PG 321

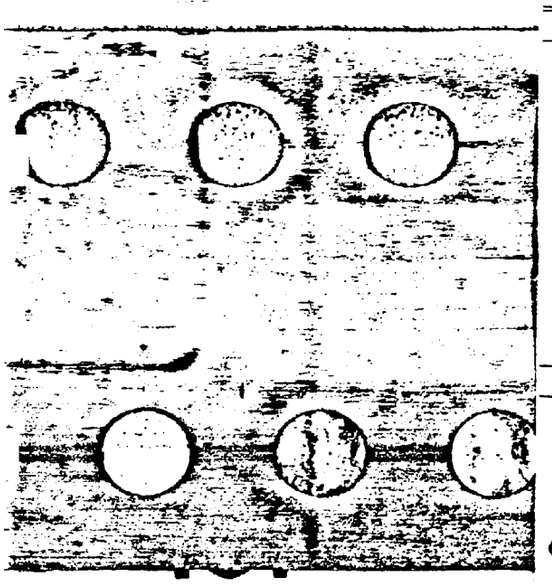
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
105000.00
CON TX 388.50
PRFEE 1.00
WDEED 8.00
TOTAL 397.50
CHECK 397.50

10/13/96 01 15:50 0001 1742

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0237729 IDENTIF. ▲ REFERENCE

96 OCT 18 PM 3:47

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

№ 1078745

No. [redacted]