OCT 15 '96 09:05AM CHICAGO TITLE/TICOR

T.S.D.
00275605
Box 35

CALDWELL COURT CONDOMINIUM
UNIT WARRANTY DEED

BOOK 10260 PG 887

FROM: Mrs. Jane W. Burke

TO: Herman Louis Page

THIS INSTRUMENT PREPARED BY:
Mrs. Jane Burke
Nashville

B-110 Caldwell Ct., Nashville, Tenn. 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
		147-2-B 30co
Herman Louis Page	Same	
(NAME)	(NAME)	
Unit B-110, Caldwell Court 550 Harding Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $31,000.

Paid in Full

Subscribed and sworn to before me, this the 18th day of Nov. 1996

Mrs. Jane W. Burke

(FOR REGISTER'S USE)

For and in consideration of the sum of _____ Dollars and other good and valuable considerations, cash in hand paid by Herman Louis Page (the "Grantee" herein), the receipt whereof is hereby acknowledged, the undersigned Grantor, Jane W. Burke, (the "Grantor" herein), has bargained and sold, and by these presents do transfer and convey unto the said Grantee, Herman Louis Page, his heirs and assigns, a certain interest in land in Davidson County, State of Tennessee, described as follows, to wit:

Being Unit Number B-110 of CALDWELL COURT CONDOMINIUMS, a horizontal property regime created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by Master Deed of record in Book 6188, Page 744, 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 made to the Plat of Caldwell Court Codominiums set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of said Unit.

Being the same property conveyed to the Grantors herein by Warranty Deed of record in Book 6386, Page 17, Register's Office for said County.

This conveyance is subject to taxes for the year 1995, which the Grantee has assumed and agreed to pay as part of the consideration for this transaction, easements and restrictive covenants as contained in Master Deed referenced above, as well as maintenance fees and special assessments set forth therein.

The legal description and the state of title of the property have been furnished to the draftsman by the Grantors, by third parties or from the record. The draftsman assumes no liability as to the accuracy thereof.

Further, this conveyance is subject to:
(1) The terms and conditions of the Horizontal Property Act of Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

(2) The premises are conveyed subject to the terms, conditions, rights, interests, easements, options, burdens, assessments and other undertakings, which may be vested in others, pursuant to the said Master Deed and its attendant Bylaws; and to all matters shown on the Plan of record in Book 4895, page 829, said Register's Office; and subject to the rights of others in and to the common areas/elements; and subject to sanitary and/or storm drainage sewer easement of record in Book 4895, page 829, said Register's Office.

This is improved property known as Unit B-110, 550 Harding Place, Nashville, Tennessee.

By acceptance of this deed of conveyance, Grantee agrees to abide by the terms and conditions of the Master Deed and all amendments thereto, the By-Laws, rules and regulations of the condominium homeowners' association.

TO HAVE AND TO HOLD the said Unit and undivided interest with the appurtenances, estate, title and interest thereto belonging to the said JANE W. BURKE , her heirs and assigns, forever.

And Grantors do covenant with the said Grantee that they are lawfully seized and possessed of said Unit and undivided interest in fee simple; have a good right to convey it, and the same is unencumbered, except as herein set forth.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said Unit and undivided interest to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS the Grantors' signatures this the day of

Jane W. Burke
Jane W. Burke

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jane W. Burke, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 18th day of November 1996.

Notary Public

MY COMMISSION EXPIRES: 3-27-99

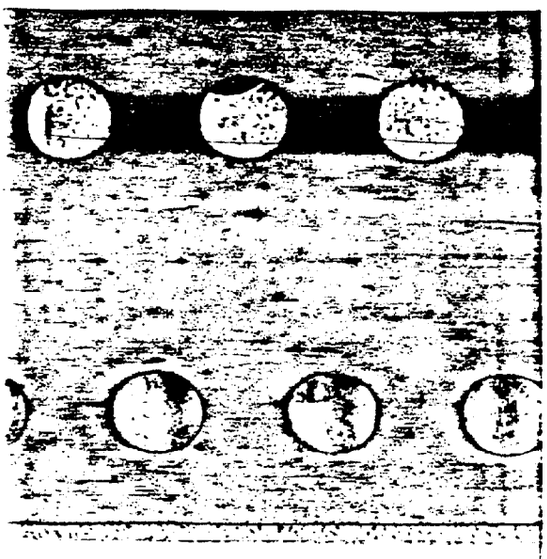
STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF November 1996
Deputy Register

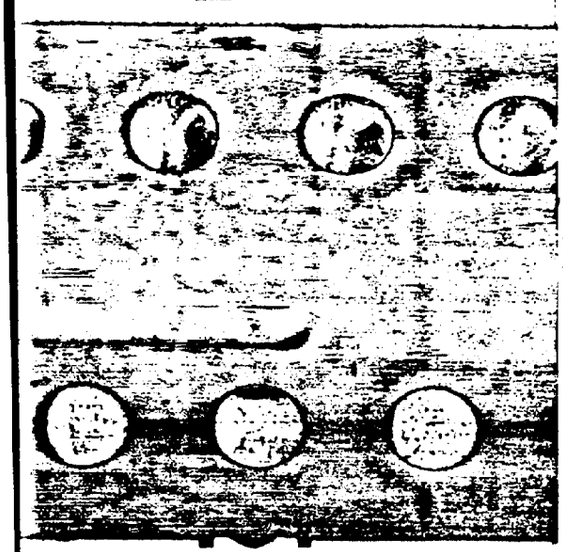
RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

1880 11/18 0101 01CASH 123.70

96 NOV 18 AM 8:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 02 47083





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

RECEIVED OF _____

FOR _____

BOOK 10260 PG 889

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	31000.00
			CON TX	114.70
			PRFEE	1.00
			WDEED	8.00
			TOTAL	123.70
			CASH	123.70
11/18/96	01	08:28	0001	1880

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0247083
IDENTIF. ↑ REFERENCE

96 NOV 18 AM 8:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1088755