0255915

IDENTIF. & REFERENCE

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

96 DEC 16 AM 9:26

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (jb) Title No: 38407
Dav. Co. File: Box 8

BOOK 10290 PG 911

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Melissa Dawn Portell 3376 Hillsboro Road Nashville, Tennessee 37215	SUNTRUST BANK, NASHVILLE, N. A. 201 Fourth Avenue North Nashville, TN 37219

TAX MAP-PARCEL NUMBERS: 117-7-H-27

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 **John B. Burtchaell, III, unmarried and John B. Burtchaell, Jr., and spouse, Suzanne L. Burtchaell,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Melissa Dawn Portell, 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:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 3376 of Roderick Square, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 6250, Page 928, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to John B. Burtchaell, III, an unmarried person, John B. Burtchaell, Jr., and wife, Suzanne L. Burtchaell by deed from Joe M. Myers and wife, Mary Jane Myers of record in Book 9118, Page 405, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 6867, Page 385, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.
This is improved property, known as: 3376 Hillsboro Road, Nashville, Tennessee 37215

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. R-10293 P-912

WITNESS THE EXECUTION HEREOF this 13th day of December, 1996.

John B. Burtchaell, III

John B. Burtchaell, Jr

Suzanne L. Burtchaell

State of Tennessee
County of Davidson

On this 13th day of December, 1996, before me the undersigned authority, personally appeared **John B. Burtchaell, III, John B. Burtchaell, Jr. and Suzanne L. Burtchaell**, 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: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 119000.00

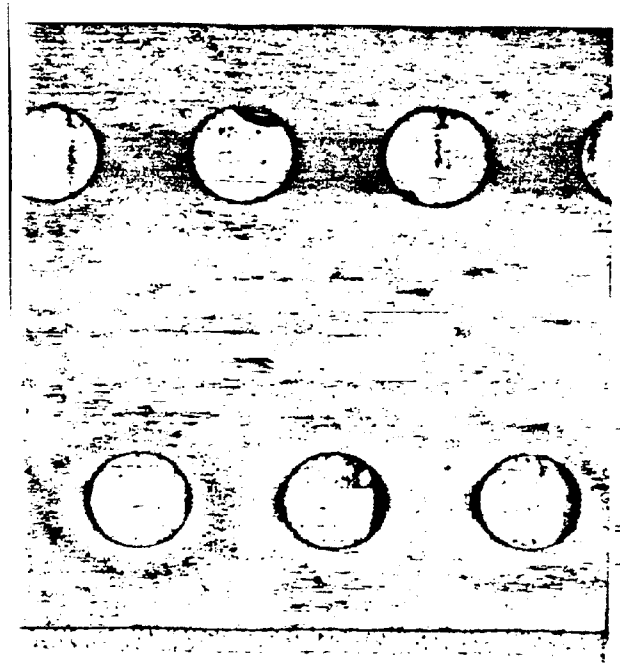
Melissa D. Portell
Affiant

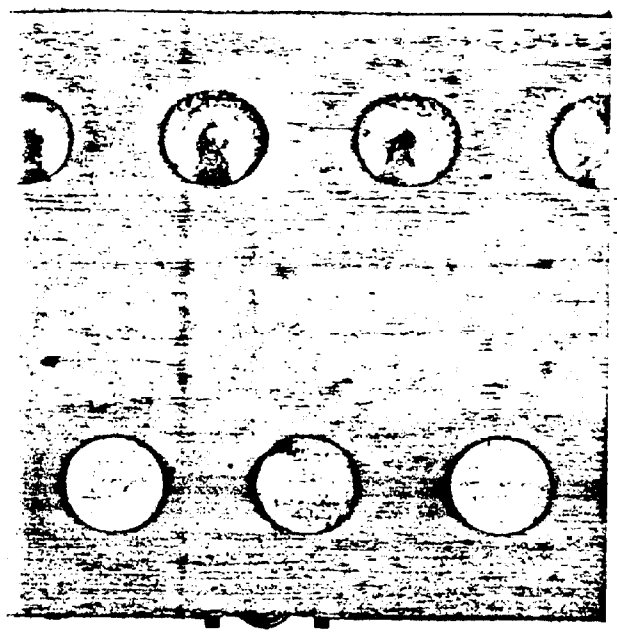
Sworn and subscribed before me on the 13th day of December, 1996.

My Commission Expires: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

5784 12/16 0101 03CHECK 449.30





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10293 PG 913

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	119000.00
			CON TX	440.30
			PRFEE	1.00
			WDEED	8.00
			TOTAL	449.30
			CHECK	449.30
12/16/96	01	09:26	0001	5784

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0255915

IDENTIF. & REFERENCE

96 DEC 16 AM 9:26

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1098398