WARRANTY DEED

JUDY S. WELLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires September 23, 2000

LARGE ON COUNTY, TENN. My Commission Expires September 23, 2000

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 264,000.00

Betty T. Anderson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF December 19 96

Judy S Wells
Notary Public

MY COMMISSION EXPIRES: 9/23/2000
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southland Title & Escrow Co., 750 Old Hickory Blvd., Suite 202, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty T. Anderson (NAME)	AmSouth Bank of Alabama (NAME)	131-9B-4.00
107 Sheffield Court (ADDRESS)	P.O. Box 830330 (ADDRESS)	7DA-90328
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Birmingham, AL 35283-0330 (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, Richard W. Cardin and wife, Nancy S. Cardin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty T. Anderson

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:

Being Unit No. 4, together with the appurtenant interest in the common elements of Sheffield Condominiums, Phase II, a horizontal property regime established by Master Deed of record in Book 5996, page 812, Register's Office for Davidson County, Tennessee, and being located upon Lot No. 2 on the Plan of Sheffield Condominiums, Phase II, of record in Plat Book 5200, page 474, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Richard W. Cardin and wife, Nancy S. Cardin, by deed from Earl H. Williams and wife, Linda S. Williams, of record in Book 9386, page 694, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1996 have been prorated and payment thereof is expressly assumed by the herein Grantor; Restrictions of record in Book 5996, page 807 as amended Book 6010, page 663; Master Deed of record in Book 5996, page 812; Easements of record in Book 4384, page 438 and Book 6229, page 481; Plan of record in Book 5200, page; all in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 107 Sheffield Court, Nashville, Tennessee 37215
(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 our hand s this 23rd day of December 19 96

Richard W Cardin
Richard W. Cardin

Nancy S Cardin
Nancy S. Cardin

BOOK 10309 PG 588

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 Richard W. Cardin and wife, Nancy S. Cardin

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 Brentwood, Tennessee, this 23rd day of December 19 96.

Commission expires 9/23/2000

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 _____ 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

JUDY S. WELLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires September 23, 2000

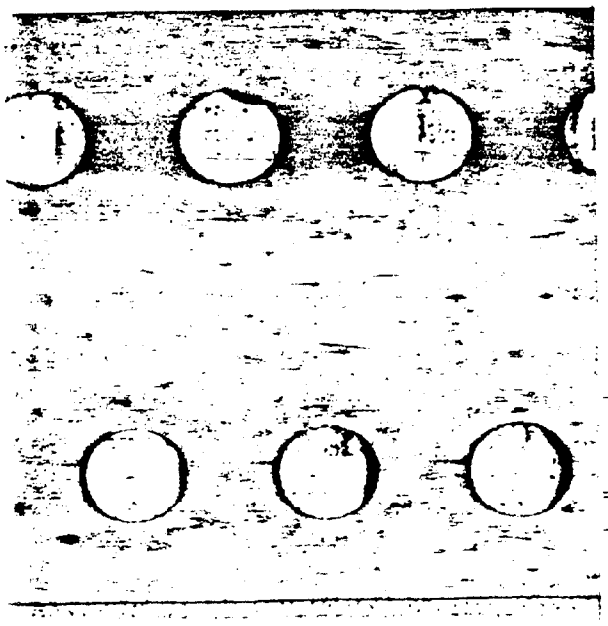
0261213
IDENTIF. ↑ REFERENCE

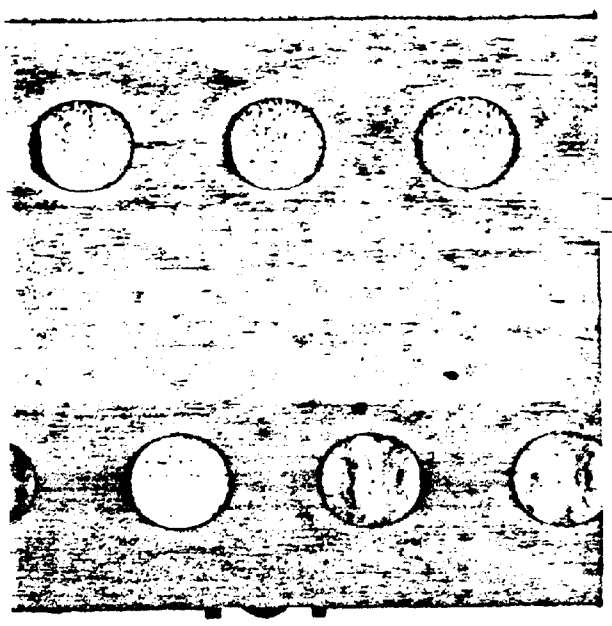
97 JAN -3 AM 9:00

CELIA A. KALLOUM REGISTER
DAVIDSON COUNTY, TN.

MAILENV.

1681 01/03 0101 03CHECK 985.80





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10309 PG 589

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
TO TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 264000.00
MOR TX 976.80
PRFEE 1.00
WDEED 8.00
TOTAL 985.80
CHECK 985.80

01/03/97 01 09:00 0001 1681

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0261213
IDENTIF. ↑ REFERENCE

97 JAN -3 AM 9:00
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1104226