This instrument Prepared by:
Fred T. Bell
Attorney at Law
652 Des Moines drive
Hermitage, TN 37076

WARRANTY DEED

BOOK 10320 PG 292
PICK-UP

From: Jay P. Sellick, an Unmarried Person

To: Donna D. Grady, an Unmarried Person

Address New Owner:	Send Tax Bills To:	Map & Parcel Numbers:
Donna D. Grady 5025 Hillsboro Road, R-23 Nashville, TN 37215	Same Address	Map 131, Group D, Parcel 214

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is: $48,000.00

Donna D. Grady, Affiant

Sworn under oath and Subscribed before me this 15th of January, 1997.

Notary Public

My Commission Expires: March 27, 1999

FOR AND IN CONSIDERATION of the sum of Forty Eight Thousand ($48,000.00) Dollars, cash in hand paid by Donna D. Grady, herein called the GRANTEE, and other consideration, the receipt of all of which is hereby acknowledged, Jay P. Sellick, an unmarried person, herein called the GRANTOR, has this day bargained and sold, and does hereby transfer and convey unto the GRANTEE, his successors and assigns, all of the GRANTOR'S right, title and interest in and to those certain tracts or parcels of land located in Davidson County, State of Tennessee, described as:

> Land in Davidson County, Tennessee, Being UNIT No. R-23, on the plan of Georgetown Condominiums, according to the Master Deed of record in Book 5211, page 325 as amended in Book 6079, page 516, in the Register's Office for Davidson County, Tennessee, and more particularly described in Plat Book 5200, page 4, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for particular description.
>
> Being the same property conveyed unto Jay P. Sellick, an unmarried person by deed of record in Deed Book 8311, Page 391, Register's Office for Said County.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his successors and assigns forever; and GRANTOR does covenant that she is lawfully seized and possessed of said real estate, in fee simple, has good right to convey it and that the same is unencumbered, except for current taxes (which are not yet due and payable), and except as is otherwise shown of record in the Register's Office for Davidson County, Tennessee; and,

GRANTOR further covenants and binds herself, her heirs, successors, assigns, and representatives, to warrant and forever defend the title to the said real estate to said GRANTEE, his successors and assigns, against the lawful claims of all other persons, whomsoever.

IN WITNESS WHEREOF, GRANTOR has executed this Warranty Deed this 15th day of January, 1997.

Jay P. Sellick

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 GRANTOR Jay P. Sellick, an unmarried person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand, at my office, in Hermitage, Tennessee, this the 15th day of January, 1997.

NOTARY PUBLIC

My Commission Expires: March 27, 1999

BOOK 10320 PG 293

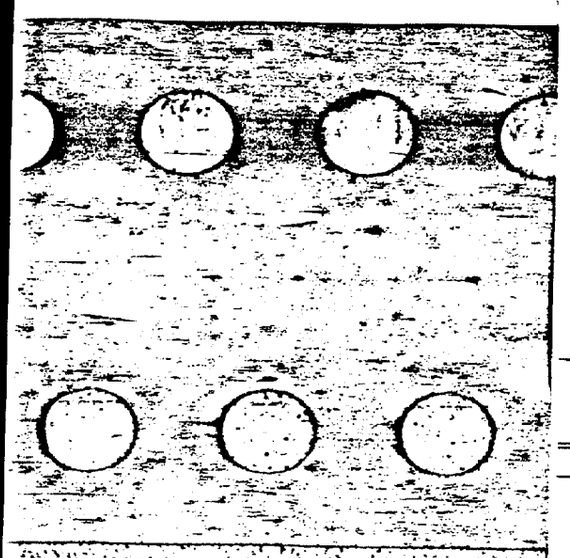
4996 01/15 0101 01CASH 186.60

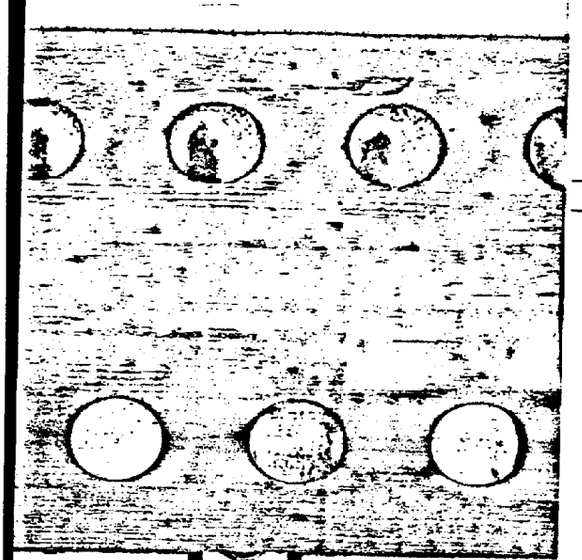
0264342

IDENTIF. & REFERENCE

97 JAN 15 PM 2:00

FELIX Z. WILSON III, REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10320 PG 294

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 48000.00
CON TX 177.60
PRFEE 1.00
WDEED 8.00
TOTAL 186.60
CASH 186.60

01/15/97 01 14:02 0001 4996

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0264342
IDENTIF. ↑ REFERENCE

97 JAN 15 PM 2:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1107502