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

BK/VOL 10344 PG 916

W & I Ref: (jb) Title No: 38534
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Joseph H. Payne Constance Payne 907 Paddock Park Drive Nashville,Tennessee 37220	SAME

TAX MAP-PARCEL NUMBERS: 131-12-C-006

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 242500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Philip D. Wheeler and spouse, Lee Ellen Wheeler,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Joseph H. Payne and spouse, Constance Payne,** 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. 907 of Paddock Park, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 6250, Page 52, and Exhibit "D" to the Master Deed of record in Book 6441, Page 287, 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 in interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Philip D. Wheeler and wife, Lee Ellen Wheeler by deed from Michael G. Shears Co., Inc., a Tennessee Corporation of record in Book 6610, Page 536, 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 6441, Page 287, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.
This is improved property, known as: 907 Paddock Park Drive, Nashville,Tennessee 37220

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.

WITNESS THE EXECUTION HEREOF this 7th day of February, 1997.

Philip D. Wheeler
Philip D. Wheeler

Lee Ellen Wheeler
Lee Ellen Wheeler

State of Tennessee
County of Davidson

On this 7th day of February, 1997, before me the undersigned authority, personally appeared **Philip D. Wheeler** and **Lee Ellen Wheeler**, 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: _____

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

State of Tennessee
County of Davidson

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

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 242500.00

Affiant

Sworn and subscribed before me on the 7th day of February, 1997.

Notary Public

My Commission Expires: _____

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

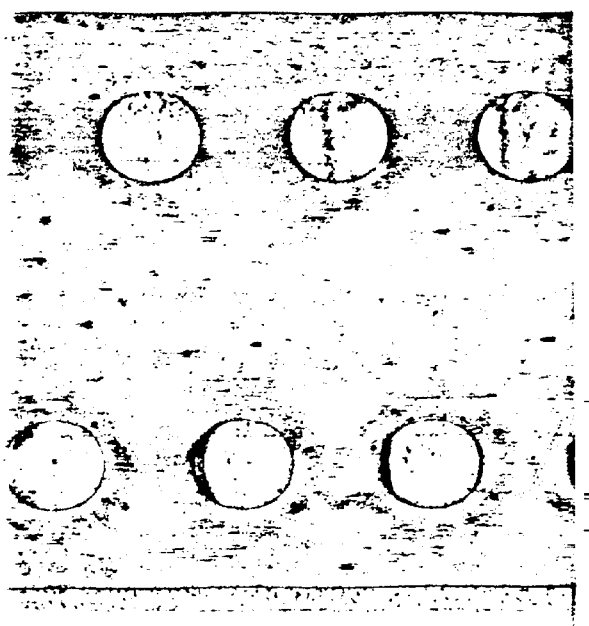
4738 02/10 0101 03CHECK 906.25

97 FEB 10 AM 9:10

REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

02711570



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

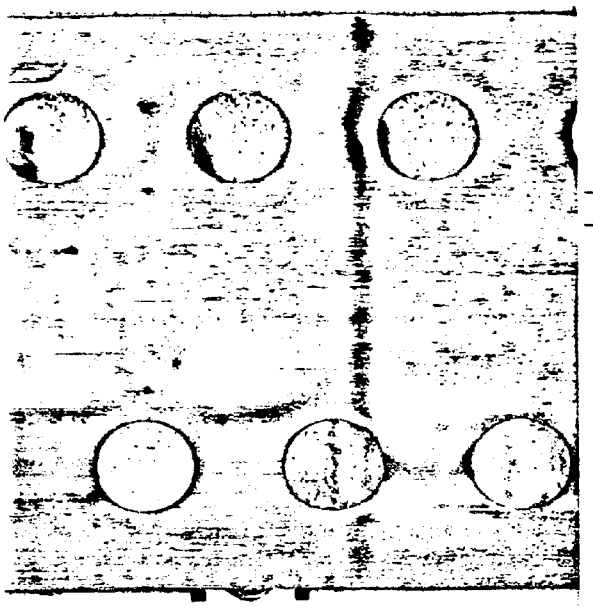
RECEIVED OF _____

FOR _____

BOOK 10344 PG 918

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 242500.00
CON TX 897.25
PRFEE 1.00
WDEED 8.00
TOTAL 906.25
CHECK 906.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/10/97 01 09-11 0001 4738

0271570
IDENTIF. & REFERENCE

97 FEB 10 AM 9:10
REGISTER
DAVIDSON COUNTY, TN.

No. 1115227

[redacted]