BOOK 10349 PG 559

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 70,500.00

X Patricia Sams Kinloch
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF February, 19 97

Notary Public

MY COMMISSION EXPIRES: 5/24/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia Sams Kinloch (NAME)	Franklin American Mortgage (NAME)	MAP 116-13 C
105 Leake Avenue, Unit No. 63 (ADDRESS)	214 Overlook Court, Suite 150 (ADDRESS)	PARCEL 63 CO
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Brentwood, Tennessee 37027 (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, Beulah A. Confer, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia Sams Kinloch, unmarried

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:

Real estate situated in Davidson County, Tennessee, being Apartment No. 63 in Belle Meade Tower, a horizontal property regime located at 105 Leake Avenue, in Nashville, Davidson County, Tennessee, as shown on the Plan of Belle Meade Tower, of record in Book 4175, page 159, Register's Office for Davidson County, Tennessee, and described in a Master Deed of record in Book 4469, page 530, as amended by Deed of Correction relating to the Master Deed of record in Book 4494, page 489, and further amended by instrument of record in Book 4631, page 407 and Book 4631, page 410, said Register's Office, to which reference is hereby made for a more complete description. Parking Space No. 51 in the garage attached to the building of Belle Meade Tower is a limited common element for the exclusive use of the co-owner of said apartment.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the Master Deed above referred to in Book 4469, page 530 as amended and corrected referred to above, Surveyor Plans and Administrative Bylaws, including without limitation, such unit's undivided percentage initerest in the land and general common elements.

Being the same property conveyed to Beulah A. Confer by Condominium Unit Deed from Billie M. Shepherd, of record in book 4858, page 71, said Registers' Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 105 Leake Avenue, Unit No. 63, Nashville, Tennessee 37205
(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 my hand this 10th day of February, 19 97

Beulah A Confer

Beulah A. Confer, by White Hall Morrison, III,
Attorney in Fact

LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to all of the provisions, conditions, restrictions, options, burdens, and undertakings contained in the Master Deed, the Surveyor Plans, and Administrative Bylaws, thereunto attached, and to the rules and regulations, all of which the Purchaser does assume and agree to observe and perform, including but not limited to the payments of assessments as well as (a) 1997 real property taxes which have been prorated and assumed by the grantee(s); all matters appearing on the plan of record in Book 4175, page 159, said Register's Office; and (c) Master Deed of record in Book 4469, page 530, amended by Deed of Correction relating to the Master Deed of record in Book 4494, page 489, and further amended in Book 4631, page 407 and Book 4631, page 410, said Register's Office.

0273035
IDENTIF. & REFERENCE
97 FEB 14 AM 9:21
DAVIDSON COUNTY, TN.
MAIL ENV.
6349 02/14 0101 03CHECK 273.85

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 Beulah A. Confer, unmarried

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of February 19 97.

Commission expires _____

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 _____ to be the _____ 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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of February, 1997, before me personally appeared White Hall Morrison, III, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Beulah A. Confer and acknowledged that he executed the same as the free act and deed of Beulah A. Confer.

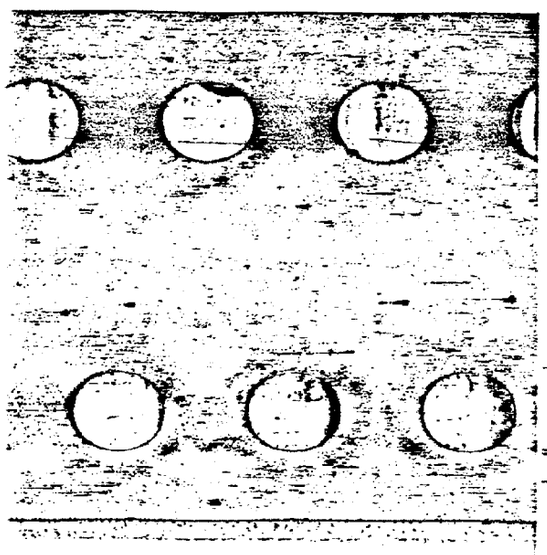
WITNESS my hand and seal this 7th day of February, 1997.

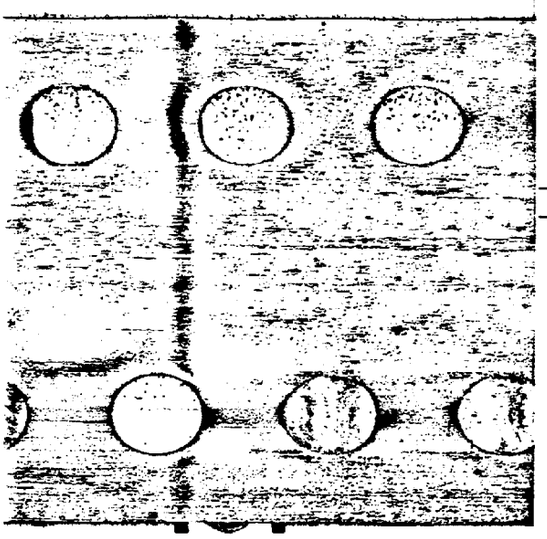
My Commission Expires:

5/24/97

NOTARY PUBLIC

(SEAL)





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

RECEIVED OF _____

FOR _____

BOOK 10349 PG 562

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	70500.00
			CON TX	260.85
			PRFEE	1.00
			WDEED	12.00
			TOTAL	273.85
			CHECK	273.85
02/14/97	01		09:25 0001	6349

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0273035
IDENTIF. # REFERENCE

97 FEB 14 AM 9:21
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1116812