FILE NO. 35476
FILE BOX "7"

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER FOR THIS TRANSFER IS $ 44,457.75

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF APRIL, 97

Notary Public

MY COMMISSION EXPIRES 7-25-98
(AFFIX SEAL

BOOK 10464 PG 53

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DANA JOHNSON (NAME)	NATIONAL CITY MORTGAGE (NAME)	162-9-A-36
5510 Country Dr., #36 (STREET ADDRESS OR ROUTE NUMBER)	3232 Newmark Drive (STREET ADDRESS)	5DU 55912
Nashville, TN 37211 (CITY) (STATE) (P O ZIP)	Miamisburg, OH 45342 (CITY) (STATE) (ZIP)	

FOR AND IN 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, DAVID ALLEN MINNICK, SR., Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DANA JOHNSON

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:

LAND in Davidson County, Tennessee, being Townhouse No. 36, Building 5 on the Plan of Hickory Valley Condominiums Phase 2, of record in Book 7578, Page 637, Register's Office for said County, to which Plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Hickory Valley Condominiums Phase 2 a Horizontal Property Regime established by Master Deed of record in Book 4659, Page 32, said Register's Office.

BEING the same property conveyed to David Allen Minnick, Sr., by Deed from Martha L. Biffle, Unmarried, of record in Book 8995, Page 348, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to SHAWMUT MORTGAGE CO., of record in Book 7578, Page 637, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee. SAID LOAN IS NOW WITH NATIONAL CITY MORTGAGE.

unimproved / X improved X property known as 5510 Country Drive, Unit 36, Nashville, Tennessee 37211
(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 29th day of APRIL, 19 97

David Allen Minnick SR

DAVID ALLEN MINNICK, SR.

STATE OF TENNESSEE
Davidson County

BOOK 10464 PG 54

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named DAVID ALLEN MINNICK, SR., Unmarried

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of April, 19 97

Commission Expires 7/25/98

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

0307789

IDENTIFICATION REFERENCE

97 MAY 22 PM 3:53

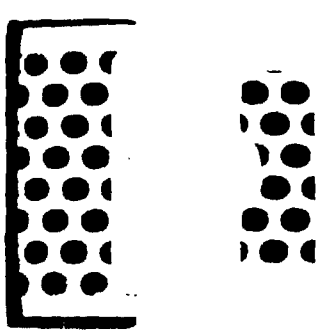
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FROM

TO

4199 05/22 0101 DEMECK 173.50



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10464 PG 55

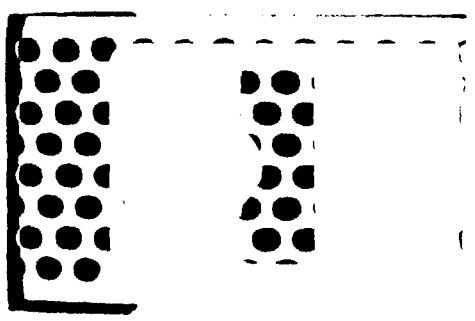
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 44457.75
CON TX 164.50
PRFEE 1.00
WDEED 8.00
TOTAL 173.50
CHECK 173.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/22/97 01 15:59 0001 4199



0307789
IDENTIF. ↑ REFERENCE

97 MAY 22 PM 3:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1