BOOK 10511 PG 94

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

W & I Ref: (cmw) Title No: 38976
Dav. Co. File: Box 8

97 JUN 30 PM 3:32
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. # REFERENCE 03211399

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Michael S. Edwards 8300 Sawyer Brown Road, P-302 Nashville, TN 37221	PNC Mortgage Corp. P. O. Box 8111 Vernon Hills, Illinois 60061

TAX MAP-PARCEL NUMBERS: 142-05-B-081 09D 65185

9120 06/30 0101 03CHECK 358.65

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 94500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Andrew R. Patner, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael S. Edwards, unmarried,** 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. P-302, together with the carport designated P-302-C of River Plantation Condominium Apartments, Section 3, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 4675, Pages 75-77, as amended in Book 4675, Pages 103-105, 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 interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Andrew R. Partner, unmarried and James Robert Patner, married by deed from Lavonne Callaway, now known as Lavonne Callaway Cunningham, unmarried of record in Book 9505, Page 52, Register's Office for said County. James Robert Patner has subsequently conveyed his interest in subject property to Andrew R. Patner by Quitclaim Deed being placed of record immediately prior hereto.

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 4784, Page 464, Book 4784, Page 482, Book 5785, Page 180, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

Charlene R. Patner, the spouse of Andrew R. Patner joins in this conveyance solely to convey any marital interest she may have in subject property.

This is improved property, known as: 8300 Sawyer Brown Road, P-302, Nashville, TN 37221

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 27th day of June, 1997.

Andrew R. Patner **Charlene R. Patner** 6-27-97

State of Tennessee
County of Davidson

On this 27th day of June, 1997, before me the undersigned authority, personally appeared **Andrew R. Patner and Charlene R. Patner**, 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: _____ Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

EXP. 5-28-2000

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 94500.00

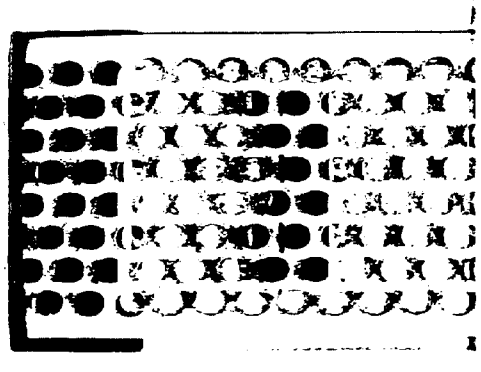
Affiant

Sworn and subscribed before me on the 27th day of June, 1997.

My Commission Expires: _____ Notary Public

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

EXP. 5-28-2000



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

RECEIVED OF _____

FOR _____

BOOK 10511 PG 96

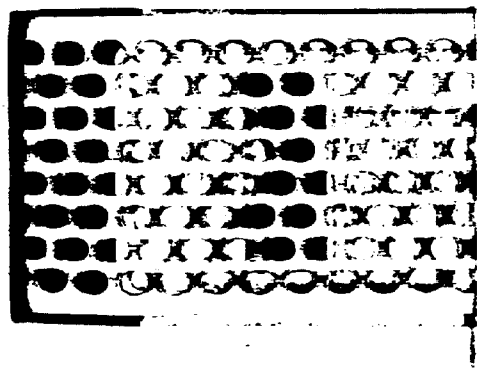
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MD - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 94500.00
CON TX 349.65
PRFEE 1.00
WDEED 8.00
TOTAL 358.65
CHECK 358.65

06/30/97 01 15:35 0001 9120

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03211399
IDENTIF. ▲ REFERENCE

97 JUN 30 PM 3:32
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1168712