0332910

IDENTIF. & REFERENCE

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

97 AUG -1 PM 12:49

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

W & I Ref: (sk) Title No: 39090
Dav. Co. File: Box 8

BOOK 10552 PG 577

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Elbert H. Blackmon 240 Glenstone Circle Brentwood, TN 37027	PNC Mortgage Corp. of America 75 North Fairway Drive Vernon Hills, IL 60061

TAX MAP-PARCEL NUMBERS: 171-02-A-092

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 142,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Thomas E. Donnelly, unmarried, an undivided one-half interest and James T. Hunter and spouse, Mary D. Hunter, and undivided one-half interest,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Elbert H. Blackmon,** 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. 92 of Phase 3B, Brentwood Villa, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 6900, Page 4, as amended in Book 6900, Page 329, 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 Thomas E. Donnelly and wife, Kathryn S. Donnelly and James T. Hunter and wife, Mary D. Hunter by deed from Radnor Homes, Inc. of record in Book 7644, Page 433, Register's Office for Davidson County, Tennessee. The said Kathryn S. Donnelly has since died, leaving Thomas E. Donnelly as the surviving tenant by the entireties as to the Donnelly's one-half interest in said property.

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 6923, Page 943, Book 7035, Page 115, Book 7101, Page 730, Book 7143, Page 18, Book 7266, Page 84, Book 7423, Page 574, Book 6923, Page 986, Book 7423, Page 567, and Book 7423, Page 574, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

This is improved property, known as: 240 Glenstone Circle, Brentwood, TN 37027

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. BOOK 10552 PG 578

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 31st day of July, 1997.

Thomas E. Donnelly

James T .Hunter

Mary D. Hunter

State of Tennessee
County of Davidson

On this 31st day of July, 1997, before me the undersigned authority, personally appeared **Thomas E. Donnelly , James T. Hunter and Mary D. Hunter**, 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.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 142,000.00

Affiant

Sworn and subscribed before me on the 31st day of July, 1997.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

My Commission Expires _____ Notary Public

1854 08/01 0101 02CHECK 534.40

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

RECEIVED OF _____

FOR _____

BOOK 10552 PG 579

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	
				142000.00
			CDN TX	525.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	534.40
			CHECK	534.40

08/01/97 01 12:48 0001 1854

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0332910
IDENTIF. REFERENCE

97 AUG -1 PM 12:49
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 1181480