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

BOOK 10555 PG 979

W.& I Ref: (sk) Title No: 39082
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Steven G. Condurelis, III Gaye Condurelis 5218 Regent Drive Nashville, TN 37220	Capital Bank & Trust 1820 West End Ave Nashville, TN 37203

TAX MAP-PARCEL NUMBERS: 160-03-40/117-11-77

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 160,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stephen Cubine, as Trustee of the Richard Quagliaroli Living Trust Agreement dated May 1, 1996,**hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Steven G. Condurelis, III and spouse, Gaye Condurelis,** 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:**

LAND in Davidson County, Tennessee, being Lot No. 284 on the Plan of Haileywood Estates, Section VIII of record in Plat Book 2854, Page 19, Register's Office for said County.

SAID Lot No. 284 fronts 110.0 feet on the northerly margin of Regent Drive and extends back 152.8 feet on the easterly line and 249.3 feet on the westerly line to a dead line in the rear, measuring 131.4 feet thereon.

BEING the same property conveyed to Richard E. Quagliaroli, unmarried by deed from David C. Hagewood and husband, Jane Alvis Hagewood of record in Book 8295, Page 116, Register's Office for said County. By Trust Transfer Deed of record in Book 10112, Page 894, said Register's Office, the said Richard E. Quagliaroli, a single man, conveyed his interest in subject property to Richard E. Quagliaroli and Stephen Cubine, as Trustees of the Richard E. Quagliaroli Living Trust dated May 1, 1996.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 5218 Regent Drive, Nashville, TN 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 25th day of July, 1997.

Stephen Cubine, Trustee

BOOK 10555 PG 980

State of Tennessee
County of Davidson

On this 25th day of July, 1997, before me the undersigned authority, personally appeared **Stephen Cubine,Trustee**, 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.

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

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: $ 160,000.00

Affiant

Sworn and subscribed before me on the 25th day of July, 1997.

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

My Commission Expires: _____ Notary Public

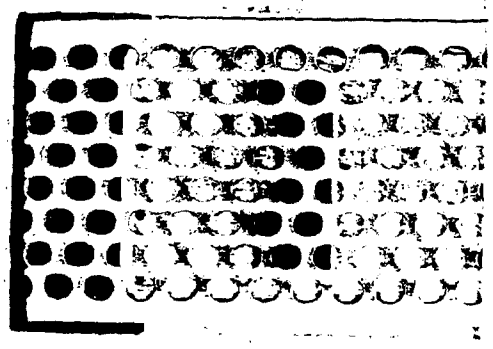
97 AUG -4 PM 3:36

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

0333855

IDENTIF. & REFERENCE

2840 08/04 0101 03CHECK 601.00



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

RECEIVED OF _____

FOR _____

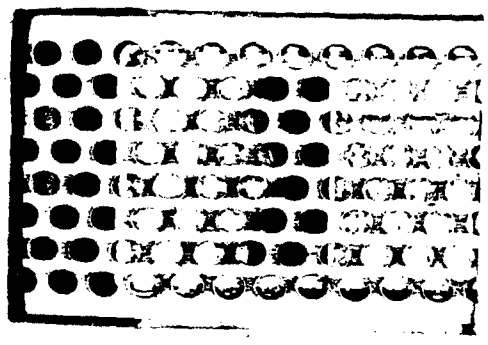
BOOK 10555 PG 981

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
160000.00
CON TX 592.00
PRFEE 1.00
WDEED 8.00
TOTAL 601.00
CHECK 601.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/04/17 01 1540 0001 2840



0333855

IDENTIF. ↑ REFERENCE

17 AUG -4, PM 3:36

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No.1182455