0338268

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

W & I Ref: (sk) Title No: 39104
Dav. Co. File: Box 8

97 AUG 18 PM 1:08

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BOOK 10571 PG 451

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Martha V. Rushing Richard G. Rushing 4487 Post Place #134 Nashville, TN 37205	First Trust Mortgage Company 511 Maryland Way Brentwood, TN 37027

TAX MAP-PARCEL NUMBERS: 103-15-B-134

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 95,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Michael Keith Gordon, a married man,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Martha V. Rushing and Richard G. Rushing,** as joint tenants, with rights of survivorship, 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. 134 of Lion's Head Condominium Apartments, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 5200, Page 82, 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 Michael Keith Gordon, unmarried by Quitclaim deed from Joseph Allen Gordon and wife, Sandi G. Gordon of record in Book 7977, Page 170, Register's Office for Davidson County, Tennessee. Cynthia Tracewell Gordon is joining in this conveyance strictly to release her marital 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 5390, Page 70, Book 5340, Page 124, Book 5312, Page 683, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

This instrument is executed on behalf of Michael Keith Gordon and Cynthia Tracewell Gordon by Robin J. Gordon as their Attorney in Fact pursuant to the Powers of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 4487 Post Place #134, Nashville, TN 37205

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 14th day of August, 1997.

Michael Keith Gordon

Michael Keith Gordon, By: Robin J. Gordon, Atty-In-Fact

Cynthia Tracewell Gordon

Cynthia Tracewell Gordon, By: Robin J. Gordon, Atty-In-Fact

BOOK 10571 PG 452

State of Tennessee
County of Davidson

On this 14th day of August, 1997, before me the undersigned authority, personally appeared , 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: $ 95,000.00

Affiant

Sworn and subscribed before me on the 14th day of August, 1997.

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

BOOK 10571 PG 453

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robin J. Gordon**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Michael Keith Gordon and spouse Cynthia Tracewell Gordon**, as Attorney-in-Fact, as the free act and deed of the said Principals.

Witness my hand and official seal at Nashville, Tennessee, this the 14th day of August, 1997.

Notary Public

My Commission Expires:_____

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

EXHIBIT "A"
To
WARRANTY DEED

FROM: Michael Keith Gordon

TO: Martha V. Rushing and Richard G. Rushing

AFFIDAVIT

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Robin J. Gordon, Affiant

Sworn to and subscribed before me this

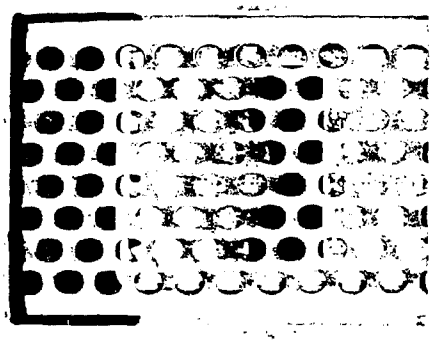
14th day of August, 1997.

Notary Public

My Commission Expires:_____

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

7617 08/18 0101 032CHECK 344.50



OFFICIAL RECEIPT

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

RECEIVED OF _____

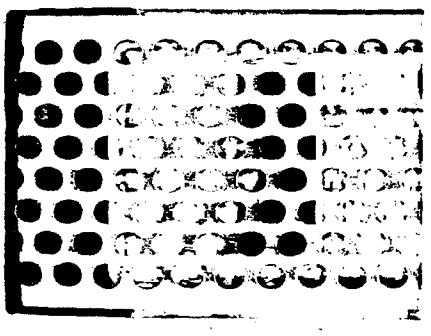
FOR _____

BOOK 10571 PG 454

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 76000.00	
			CON TX 351.50	
			PRFEE 1.00	
			WDEED 12.00	
			TOTAL 364.50	
			CHECK 364.50	
08/18/97	01	13:11 0001 7617		

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0338268
IDENTIF. ↑ REFERENCE

97 AUG 18 PM 1:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1187178