131-12-0-C
002.00 CO

This Instrument Prepared by D. Murphy
Two Devon Square 744 W. Lancaster Ave.
Wayne, PA 19087-2594

STFM-07307

WARRANTY DEED

BOOK 10618 PG 90

THIS INDENTURE, made this 18th day of August, A.D., 1997, between ELEANORE F. WALKER, JOSEPH T. HARTMAN, TERRELL R. JOHNSON, ROBERT W. BUGEL and GEORGE E. MCCARTY, Trustees under Declaration of Trust dated March 1, 1990

Pennsylvania, First Parties, and

SUSAN LINNEA PETERS

Tennessee, Second Parties

WITNESSETH; that said First Parties, for and in consideration of the sum of TEN AND NO/100----------Dollars ($10.00----------) and other good and valuable consideration to us in hand paid by Second Parties, the receipt of which is hereby acknowledged,

WE

have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

Land in Davidson County, Tennessee, being Unit No. 901, together with an undivided one-sixth (1/6th) interest in the common elements, Paddock Park, a Horizontal Property Regime established by Master Deed of record in Book 6441, page 287, said Register's Office, said unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the aforementioned Master Deed and being located upon Lot No. 2 on the Plan of a Resubdivision of Parts of Lots 11, 12, 17 and 18, J.T. Jenkins Home Tract of record in Plat Book 6250, page 52, said Register's Office, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Eleanore F. Walker, Joseph T. Hartman, Terrell R. Johnson, Robert W. Bugel and George E. McCarty, Trustees under Declaration of Trust dated March 1, 1990, by Warranty Deed from Donald G. Kane and wife, Robin P. Kane, of record in Book 10487, page 650, Register's Office for Davidson County, Tennessee.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE said premises to the said Second Parties, their heirs and assigns forever.

And said First Parties, for themselves and for their heirs, executors and administrators do hereby covenant with said Parties, their heirs, and assigns, that they are lawfully seized in fee simple of the premises above conveyed and have full power, authority and right to convey the same, and that said premises are free from all encumbrances except

PLEASE SEE EXHIBIT "A" ATTACHED HERETO

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Parties hereunder set their hands and seals the day and year first above written.

_____ (L.S.) Tennell R. Johnson (L.S.)
and
_____ (L.S.) Joseph T. Hartman (L.S.)
Trustees under Declaration
of Trust dated March 1, 1990

STATE OF PENNSYLVANIA }
COUNTY OF Delaware }:ss

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Tennell R Johnson and Joseph T. Hartman, Trustees under Declaration of Trust dated March 1, 1990, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, in _____ County, this 18TH day of AUGUST 19 97

Gerard M. Schuhl
Notary Public

NOTARIAL SEAL
GERARD M. SCHUHL, Notary Public
City of Philadelphia, Phila. County
My Commission Expires Nov. 13, 2000

My Commission expires _____

THE NAME AND ADDRESS OF A PROPERTY OWNER
OWNER Susan Linnea Peters
ADDRESS 901 Paddock Park
Nashville TN 37220

PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:
Americas Wholesale Lender
ADDRESS 155 North Lake Ave. Pasadena CA 91109

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $ 204,000.00. Affiant

Subscribed and sworn to before me this 18TH day of September 19 97.

Notary Public Jody S Rodenborn

JODY S. RODENBORN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires November 25, 2000

EXHIBIT "A"

2. All real property taxes for the year 1997 and all subsequent years although the same are not yet due and payable.

2. All matters set forth on the Plan of record in Book 6250, page 52, Register's Office for Davidson County, Tennessee.

3. All of the terms, conditions and provisions of the Tennessee Horizontal Property Act, as set forth in T.C.A. 66-27-101, et seq.

4. Covenants, restrictions, easements, reservations and interest in favor of other unit owners and all sewer, water, electric, telephone and other utility easements now or hereafter established and all other terms and conditions as may be set forth in the Master Deed of record in Book 6441, page 287, Register's Office for Davidson County, Tennessee and the By-Laws appended thereto.

1671 09/23 0101 03CHECK 767.80

0351372

IDENTIFICATION REFERENCE

97 SEP 23 AM 9:51

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

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10618 PG 93

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	
				204000.00
			CON TX	754.80
			PRFEE	1.00
			MDEED	12.00
			TOTAL	767.80
			CHECK	767.80
09/23/97		01	09:50 0001	1671

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0351372
IDENTIFICATION REFERENCE

97 SEP 23 AM 9:51
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1201068