BOOK 10729 PG 977

Map & Parcel 160 14-D 042

This Instrument Was Prepared By:
Patricia Quinn Robertson, Attorney
Yost and Robertson PLC
First Union National Bank Bldg.
198 East Main Street
Franklin, Tennessee 37064
(615) 790-9678

Send Tax Bills To:
N American Mortgage
PO Box 395
Clifton NY 14411

New Owner:

REBECCA BOGLE
5782 Stone Brook
Brentwood TN 37027

Mortgagee:

North American Mortgage Company

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, WE, GREGORY S. SEXTON and wife, JONI L. SEXTON, Grantors, have bargained and sold and by these presents do transfer and convey unto REBECCA BOGLE, Grantee, her heirs and assigns, the property located in Davidson County, Tennessee being described as follows:

> A certain tract or parcel of land lying located and being in Davidson County, Tennessee, described as follows, to-wit:
>
> Being Unit No. 5782, on the Plan of Brentwood Trace Condominiums, Section 2, of record in Plat Book 5200, pages 376 and 377, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.
>
> Being the same property conveyed to Gregory S. Sexton, and wife, Joni L. Sexton, by Warranty Deed from Jeff C. Jones, unmarried, of record in Book 9130, page 655, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said property, together with all improvements and appurtenances thereunto belonging unto the said Grantee, her heirs and assigns forever.

AND WE DO COVENANT with the said Grantee that WE ARE lawfully seized and possessed of said property in fee simple, have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, except as follows: 1) Subject to Master Deed, of record in Book 5818, page 915; and Book 5868, page 70, Register's Office for Davidson County, Tennessee; 2) Subject to By-Laws, of record in Book 4818, page 925, Register's Office for Davidson County, Tennessee; 3) Subject to all matters shown on the plan of record in Book 5200, page 376 and 377, Register's Office for Davidson County, Tennessee; 4) The premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, as amended, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the Administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the master deed establishing a Horizontal Property Regime referred to above; and is subject to rights of others in and to the common elements; 5) Property taxes for 1998 and future years, which will be paid by Grantee when due and payable.

AND WE DO FURTHER COVENANT and bind ourselves our heirs and representatives, to warrant and forever defend the title to said property, to the said Grantee, her heirs and assigns, against the lawful claims and demands of all persons whomsoever.

WITNESS our hands on this the 28th day of October, 1997.

Gregory S. Sexton
GREGORY S. SEXTON

Joni L. Sexton
JONI L. SEXTON

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public of said County, GREGORY S. SEXTON and wife, JONI L. SEXTON, the within named bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28 day of October, 1997.

NOTARY PUBLIC

PATRICIA O. ROBERTSON NOTARY PUBLIC AT LARGE WILLIAMSON CO. TN

My Commission Expires: 6/13/2001

3921 12/22 0101 03CHECK 330.90

STATE OF TENNESSEE)
COUNTY OF Williamson)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is Eighty Seven Thousand Dollars ($87,000.00) which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed before me this 25 day of ~~October~~ November, 1997.

NOTARY PUBLIC

MARY B. SIMMONS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires March 24, 2001

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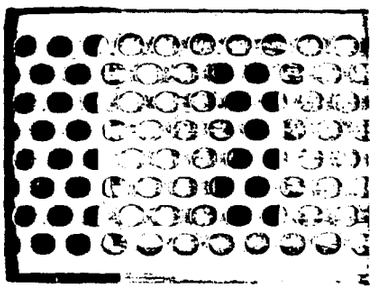
97 DEC 22 AM 9:35

0382600

IDENTIFICATION/REFERENCE

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 10729 PG 979

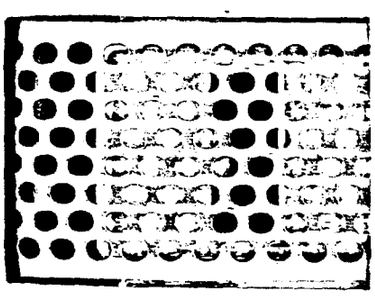
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	87000.00
CON TX	321.90
PRFEE	1.00
WDEED	8.00
TOTAL	330.90
CHECK	330.90

12/22/97 01 09:34 0001 3921

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0382600
IDENTIF. & REFERENCE

97 DEC 22 AM 9:35

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 1234648