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WARRANTY DEED

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 138,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September 19 98

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
SARA C. MILLS	First Union Mortgage Corporation	MAP 103-16-0-F
(NAME)	(NAME)	
3847 Whitland Avenue	1100 Corporate Center Dr NC-4777	PARCEL 005.00co
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Raliegh, NC 27607-5066	FB #26W-09841
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, KEVIN D. STINSON AND RICHARD P. DAVIDSON, BOTH UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SARA C. MILLS AND HUSBAND, VAN F. MILLS

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. E of the Wilson Place Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Wilson Place Condominiums, of record in Book 6268, Page 296, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 6268, Page 304, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Wilson Place Condominiums, of record in Book 421, Page 183, and as amended in Book 6200, Page 3, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to Kevin D. Stinson and Richard P. Davidson, both unmarried, by Deed from Ronald H. Reed and wife, Susan A. Hayes (1/2 interest), and Donald H. Winters and wife, Alice R. Winters (1/2 interest), of record in Book 9904, Page 13, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements

CONTINUED

unimproved ( ) This is improved (X) property, known as 3847 Whitland Avenue, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 25th day of September 19 98

KEVIN D. STINSON

RICHARD P. DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for
said County and State, the within named KEVIN D. STINSON AND RICHARD P. DAVIDSON, BOTH UNMARRIED

the bargainor S 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 NASHVILLE, Tennessee, this 25th day of September 19 98.

Commission expires May 27, 2001

Notary Public

JOHN T. COOK NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that as such and being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said as such, and attesting the same by the said as such.

Witness my hand and official seal at office at on this the day of 19.

My commission expires

Notary Public

LEGAL DESCRIPTION CONTINUATION

thereof; and is subject to the By-Laws for the administration thereof, as of record aforementioned; 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 building thereon; also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Wilson Place Condominiums, of record as aforementioned; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

7508 09/30 0101 03CHECK 524-9

98 SEP 30 PM 3:29
BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

0494205
IDENTIF. + REFERENCE

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

RECEIVED OF _____

FOR _____

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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 138900.00
CON TX 513.92
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 524.92
CHECK 524.92
09/30/98 01 15:31 0001 7508

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0494205
IDENTIF. # REFERENCE

98 SEP 30 PM 3:29

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1352815