File in Box No. 19 B

WARRANTY DEED

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

BOOK 11223 PAGE 907

STATE OF TENNESSEE #98-11-39-B

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 126,000.00

Affiant

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

Notary Public

MY COMMISSION EXPIRES: July 24, 1999

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
RICHARD P. SCHREMMER	COUNTRYWIDE HOME LOANS, INC.	MAP 142-09-0-D
(NAME)	(NAME)	
1106 General George Patton Road	4500 Park Granada	PARCEL 15000
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Calabasas, CA 91302-1613	FB#09D-7s152
(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, AUDREY KOSKA MARSHALL AND HUSBAND, WILLIAM J. MARSHALL, JR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD P. SCHREMMER, A SINGLE MAN

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:

A certain condominium unit in Davidson County, Tennessee, being Unit No. 1106, together with the Carport designated No. 1106-C, in River Plantation, Section Six, Phase One, a Condominium, a Horiontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennesse, as shown on the plat of River Plantation, Section Six, Phase One, Condomium Apartments, recorded in Book 5200, Pages 359 and 360, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5794, Page 526, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Six, Phase One, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 5794, Page 526, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Audrey Jeske, married, by Deed from Maury and Smith Contractors, Inc., of record in Book 6119, Page 873, Register's Office for Davidson County, Tennessee. Said property was further conveyed to

Legal Continued on Page 2

unimproved ( )
This is improved (X) property, known as 1106 General George Patton Road, Nashville, TN 37221
(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 November 1998

Audrey Koska Marshall
AUDREY KOSKA MARSHALL

William J. Marshall
WILLIAM J. MARSHALL, JR.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

DCTN01WC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named AUDREY KOSKA MARSHALL AND HUSBAND, WILLIAM J. MARSHALL, JR.

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 November, 1998.

Commission expires July 24, 1999

Notary Public

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 Continued from Page 1

Audrey K. Jeske, by Quitclaim Deed from John M. (Jack) Jeske, of record in Book 8334, Page 407, said Register's Office. The said Audrey Koska Marshall further conveyed an undivided one-half (1/2) interest to William J. Marshall, Jr., creating an estate by the entireties, by Quitclaim Deed of record in Book 10579, Page 110, said Register's Office.

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 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 building 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 of River Plantation Condominiums, Section Six of record as aforementioned, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

05117588
ENTERED FOR REFERENCE
1998 NOV 30 PM 12:15
REGISTER
DAVIDSON COUNTY, TN
2372 11/30 0101 DEPUTY 456.50

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11223 PAGE 969

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

115000.00

CON TX	425.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	436.50
CHECK	436.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 2372

05117588

IDENTIFICATION REFERENCE

98 NOV 30 PM 12:15

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1377409