1395-1

BOOK 11539 PAGE 322

WARRANTY DEED

JOHN T COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~21st~~ 18th DAY OF June 19 99

Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(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:	MAP-PARCEL NUMBERS
STEVE BIANCHI	AMSOUTH BANK	MAP 105-10A
(NAME)	(NAME)	
2020 Beech Avenue, B-13	2050 Parkway Office Circle	PARCEL 213.00CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Birmingham, AL 35244	16W-19130
(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, CABANA, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVE BIANCHI, UNMARRIED

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. B-13 of the BeechTree 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 BeechTree Condominiums, of record in Book 11174, Page 284, of record in the Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 11174, Page 328, 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 BeechTree Condominiums, as shown on Exhibit Map to the Master Deed, of record in Book 11174, Page 284, said Register's Office, for a more complete identification and description of such Unit.

BEING part of the same property conveyed to Cabana, LLC, a Tennessee limited liability company, by Deed from Carol Silverman and Martin Silverman, Co-Executors of the Estate of Sam Silverman, Deceased, Calvin, L. Tate, Maxie O. Patton and Sidney Schattan, Co-Executors of the Estate of Emmanuel Schatten, Deceased and Murray A. Lynn and wife, Sonia S. Lynn, of record in Book 11063, Page 453, Register's Office for Davidson County, Tennessee. 01CHECK 194.15

CONTINUED ON PAGE TWO

unimproved ( )
This is improved (X) property, known as 2020 Beech Avenue B-13, Nashville, TN 37204
(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 my hand this ~~21st~~ 18th day of June, 19 99

CABANA, LLC

By: Carl Neuhoff

Carl Neuhoff, Secretary

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Carl Neuhoff and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Secretary and _____ respectively of the CABANA, LLC the within named bargainor, and corporation, and that he as such Secretary 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 Carl Neuhoff as such Secretary, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the ~~21st~~ 18th day of June 1999.

My commission expires May 27, 2001 _____
Notary Public

JOHN T COOK
NOTARY PUBLIC
DAVIDSON COUNTY TENN.
LARGE

CONTINUATION OF LEGAL DESCRIPTION

THIS conveyance is made subject to all the provisions as set out in the Master Deed, of record in Book 11174, Page 284, and By-Laws in Book 11174, page 328, 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 assumed by the Grantee(s) herein.

99 JUN 23 AM 9:27
MAIL TAXES TO:
[illegible]
NASHVILLE, TN
RECEIVED FOR RECORD & REFERENCE
06002987

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

06029870

IDENTIFICATION REFERENCE

99 JUN 23 AM 9:27

REGISTER
DAVIDSON CO. TN.

CAMT	49500.00
CON TX	153.15
PRFEE	1.00
UDEED	9.00
CFEE	2.00
TOTAL	194.15
CHECK	194.15

06/23/99 01 09:33 0001 3155

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1481690