BOOK 11553 PAGE 773

THIS INSTRUMENT PREPARED BY:

GERALD G. PATTERSON
P. O. Box 40347

Nashville, Tennessee 37204
(615) 383-0711

FTEC File No. 16557
File Box 9-B

FIRST TITLE & ESCROW CO., INC.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $82,500.00

Larry B. Walley
Affiant

Subscribed and sworn to before me, this 30th day of June, 1999

Notary Public

My Commission Expires: 9/18/99

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
LARRY B. WALLEY	SOUTHEASTERN MORTGAGE CORP.	MAP 31-1-A
2116 Hobbs Road, Unit C-6	P. O. Box 9274	PARCEL 15.00CO
Nashville, Tennessee 37215	Marietta, Georgia 30065	FB# 7DA79120

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, ERIC WILKEY, UNMARRIED

("Grantor"), has this day bargained and sold, and does hereby transfer and convey to LARRY B. WALLEY , UNMARRIED

("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 2116 Hobbs Rd., Unit C-6, Nashville, TN

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of June, 1999.

ERIC WILKEY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, ERIC WILKEY,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of June, 1999.

My Commission Expires: 9/18/99

Notary Public

WARDEED

RECEIVED & RECORDED FOR REFERENCE
INSTRUMENT # 060667070
99 JUL -1 PM 4:03
BILL GARNER
REGISTER
DAVIDSON COUNTY, TN.

$16.25

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit C-6 on the Plan of Hobbs House Condominium Apartments of record in Plat Book 4595, page 74, amended in Book 5200, page 54, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of the Hobbs House, a horizonal property regime established by Master Deed of record in Book 5289, page 515, amended in Book 5292, page 958, Book 5293, page 612, Book 7802, page 299, Book 6822, page 893, and Book 7824, page 974, said Register's Office.

Being the same property conveyed to Eric Wilkey, unmarried by deed from Mary L. Harrington, unmarried of record in Book 9460, page 439, said Register's

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 5289, page 515, amended in Book 5292, page 958, Book 5293, page 612, Book 6822, page 893, Book 7802, page 299, and Book 7824, page 974; (3) Charter of record in Book 5296, page 689; and (4) All matters appearing on the Plan of record in Book 4595, page 74, amended in Book 5200, page 54, said Register's Office.

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

0606670

IDENTIF. & REFERENCE

99 JUL -1 PM 4:03

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	82500.00
CON TX	305.25
PRFEE	1.00
UREED	8.00
CFEE	2.00
TOTAL	316.25
CHECK	316.25

07/01/99 01 16:05 0001 7084

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1485518