Prepared By:
John L. Chambers
Attorney at Law
21[illegible] Union Street
Nashville, Tenn. 37201

Drw Owner Mail Tax Bills To:
Mrs. Dorothy W. Willingham
694 Timber Lane
Nashville, Tennessee 37215

Map. 117-2C
Par. 48-48A
pd

BOOK 4314 PAGE 632

CONDOMINIUM UNIT DEED

THIS INDENTURE, made and entered into this 28th day of February, 1969, by and between BURTON PAINE GRANT and wife, GLORIA NAPIER GRANT, Parties of the First Part, and DOROTHY W. WILLINGHAM, a married woman, Party of the Second Part,

WITNESSETH:

THAT for the consideration hereinafter expressed, the said Parties of the First Part have bargained and sold and do hereby bargain, sell, convey, and confirm unto the said Party of the Second Part the following described real estate, situated and being in Nashville, Davidson County, Tennessee, to-wit:

Being part of Woodlawn Manor, Inc., plan of Regency Park, as of record in Book 3700, pages 111 and 112, Register's Office for Davidson County, Tennessee.

Unit No. 48 on said section plat, together with the carport designated No. 48-A, as shown in and described by the Master Deed establishing Horizontal Property Regime with Respect to Woodlawn Manor, Inc., including the Surveyor Plans and the Administrative By-Laws thereunto attached and exhibited, of record in Book 3815, page 778, Register's Office for Davidson County, Tennessee.

Being the same property in which title is vested in Burton Paine Grant and wife, Gloria Napier Grant, by deed from Woodlawn Manor, Inc., of record in Book 4241, page 500, Register's Office for Davidson County, Tennessee.

TOGETHER WITH each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said Master Deed, Surveyor Plans and Administrative By-Laws, including without limitation such unit's undivided percentage interest in the land and general common elements;

SUBJECT, HOWEVER, TO ALL of the provisions, conditions, restrictions, options, burdens and undertakings contained in the Master Deed, the Surveyor Plans and Administrative By-Laws thereunto attached, and to the rules and regulations, all of which the Purchaser does assume and agree to observe and perform, including, but not limited to, the payment of assessments.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining, unto the said Party of the Second Part, her heirs and assigns, in fee simple forever.

And the said Parties of the First Part do hereby covenant with the said Party of the Second Part that they are lawfully seized in fee of the aforedescribed real estate; that they have a good right to sell and convey the same; that the same is unencumbered, except for (1) all provisions, including without limitation all conditions, covenants, restrictions, options, burdens, and undertakings contained in the aforesaid Master Deed, and any amendments thereof; (2) easements 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 said property and building thereon, or to serve some or all of the units therein; and (3) real estate taxes for the current year which shall be paid by Second Party; and that the title and quiet possession thereto they will warrant and forever defend against the lawful claims of all persons.

THE CONSIDERATION for this conveyance is as follows: Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, receipt of all of which is hereby acknowledged.

IN WITNESS WHEREOF, Parties of the First Part have caused this instrument to be executed by placing their signatures hereto on the day and year first above written.

Burton Paine Grant
BURTON PAINE GRANT

Gloria Napier Grant
GLORIA NAPIER GRANT

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STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me, Joel Riggs, a Notary Public in and for the above-named county and state, BURTON PAINE GRANT and GLORIA NAPIER GRANT, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Davidson County, Tennessee, this 28th day of February, 1969.

Joel Riggs
NOTARY PUBLIC

My commission expires:
My Commission Expires Oct. 20, 1971

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

The acutal consideration or value, whichever is greater, for this transfer is Forty-Five Thousand and No/100 Dollars ($45,000.00).

Gerald F. Sheridan
AFFIANT

Sworn to and subscribed before me this 28th day of February, 1969.

Joel Riggs
NOTARY PUBLIC

My commission expires:
My Commission Expires Oct. 20, 1971

A 32460

IDENTIF. REFERENCE

MAR 4 2 01 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR-4 68	CONV	45,000.00			
MAR-4 68 S'TAX			B*	117.00	
MAR-4 68 PR'FEE			B*	.50	
MAR-4 68	W'DEED		B*	4.50	* 122.00