This instrument is prepared by Robert E. Hoehn, 22nd Floor, L & C Tower, Nashville, Tennessee

WARRANTY DEED

BOOK 4663 PAGE 732

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Michael J. Rose, Sr.	Same	Map: 117-7
(NAME)	(NAME)	
214 Golf Club Lane		Parcel: 150
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TWENTY THREE THOUSAND TWO HUNDRED AND NO/100 ($23,200.00) *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged,

DEC 12 '72 CONV 23,200.00
DEC 12 '72 S'TAX A* 60.32
DEC 12 '72 PR'FEE A* .50
DEC 12 '72 W'DEED A* 4.00 * 64.82

ALBERT H. PHILLIPS and wife, ELIZABETH G. PHILLIPS

have this day bargained and sold, and do hereby transfer and convey unto the said MICHAEL J. ROSE, SR. and wife, RUTH ELIZBETH ROSE, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being a certain building site identified as Parcel No. 150 on Metro Property Map No. 117-7, as shown on the plan of the Revision of Parcels 150, 151, 152 and 153, Gloucester Square, of record in Book 4300, page 175, Register's Office, for Davidson County, Tennessee.

Being part of the same property conveyed to Albert H. Phillips and wife, Elizabeth G. Phillips, by deed from Gloucester Square Cooperative Corporation, et al, of record in Book 4555, Page 776, R.O.D.C. and in addition, the property conveyed to Albert H. Phillips and wife, Elizabeth G. Phillips, by deed from Cecil Fox, doing business as Fox Construction Company, a solely owned proprietorship, of record in Book 4626, Page 456, R.O.D.C.

This conveyance of said property is made expressly subject to the following conditions:

1. Said premises are restricted by all the requirements, conditions, easement, assessments, liens, uses, building restrictions, limitations, repurchase options, burdens and other undertakings, including the rights and interests of other building site owners, and condominium owners within Gloucester Square, and including also the requirement that all owners of building sites and condominium units within Gloucester Square be members of the Gloucester Square Cooperative Corporation,

* Cont'd.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 23,200.00

Subscribed and sworn to before me, this the 8th day of December 1972

Affiant ALBERT H. PHILLIPS

My commission expires: Nov. 20, 1973 (Affix Seal)

Notary Public

This is unimproved (X) improved ( ) property, known as 2154 Golf Club Lane, (House Number) (Street) Nashville, (P. O. Address:) Tennessee (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said MICHAEL J. ROSE, SR., and wife, RUTH ELIZBETH ROSE, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except as hereinabove set forth.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* MICHAEL J. ROSE, SR. and wife, RUTH ELIZBETH ROSE, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 8th *day of* Dec *, 19*72*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

ALBERT H. PHILLIPS

ELIZABETH G. PHILLIPS

GLOUCESTER SQUARE COOPERATIVE CORPORATION

James H. Haley Jr., Vice-Pres

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Doris Payne, a Notary Public in and for said County and State, Albert H. Phillips and wife, Elizabeth G. Phillips

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

Witness my hand and official seal at Nashville, Tennessee, this 5th day of December, 1972.

Doris Payne Notary Public

Commission expires November 20, 1973

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Doris Payne, a Notary Public of the State and County aforesaid, personally appeared James H. Haley, Jr. with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice President of the Gloucester Square Cooperative Corporation, the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, this 8th day of December, 19 72

Doris Payne Notary Public

Commission expires November 20, 1973

* Cont'd. subject to assessment for the payment of costs incident to the maintenance of common areas and administration expenses of the corporation, and providing for a lien to secure the payment thereof, all as contained in an instrument executed by Gloucester Square Cooperative Corporation, et al, dated October 20, 1971, and recorded in Book 4548, page 217, said Register's Office.

2. Setback lines, easements, access limitations and conditions of the owner's certificate as shown on the recorded plan of Gloucester Square, of record in book 4460, page 50, as resubdivided on the plan of the revision of Parcels 150, 151, 152 and 153 Gloucester Square, of record in book 4300, page 175, both in the Register's Office for Davidson County, Tennessee.

3. Access easements between the premises and public rights of way are shown on the recorded plan of Gloucester Square and are reserved on said plan for the common use of all building site and condominium owners, and such easements are granted to the Grantee by this conveyance to be used and enjoyed by the Grantee, his guests, invitees, heirs, successors and assigns.

Gloucester Square Cooperative Corporation, a Tennessee corporation, joins in the execution of this conveyance for the purpose of consenting to same and approving the purchaser hereunder in accordance with the provisions of Paragraph 13 of the restrictive covenants.

WARRANTY DEED

FROM

ALBERT H. PHILLIPS, ET UX

TO

MICHAEL J. ROSE, SR. and wife,

RUTH ELIZBETH ROSE

B 8 7 4 4 8

IDENTIF. REFERENCE

DEC 12 2 01 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE