Mail

This instrument prepared by
Richard A. Jones, Attorney at Law
Farris, Warfield & Samuels
18th Floor, Third National Bank Building
Nashville, Tennessee 37219

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Cleone Odell Stewart Apartment 84 105 Leake Avenue Nashville, Tennessee 37205	Same	Map 116-13-C Par. 84

BOOK 4717 PAGE 57

WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Joseph Galyon Murphy, Executor of Estate of Stella Galyon Murphy, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Cleone Odell Stewart, hereinafter called the Grantee, her heirs and assigns, a certain condominium apartment in Davidson County, State of Tennessee, described as follows: to wit:

Apartment Number 84 in Belle Meade Tower, a horizontal property regime, located at 105 Leake Avenue in Nashville, Davidson County, Tennessee and shown on the Plat of Belle Meade Tower, recorded in Book 4175, page 159, of the Register's Office of Davidson County, Tennessee, to which reference is here made. Parking space number 36 in the garage attached to the building of Belle Meade Tower is a limited common element for the exclusive use of the co-owner of said apartment.

Being the same property conveyed to Stella Murphy by Deed from Evans-Cain Company, of record in Book 4533, page 644, Register's Office for Davidson County, Tennessee, and vested in Joseph Galyon Murphy, Executor, under the Will of Stella Galyon Murphy, deceased, of record in Will Book 106, page 281, Probate Clerk's Office for Davidson County, Tennessee.

The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners, and tenants of Belle Meade Tower contained in the Master Deed, and the by-laws appended thereto, recorded in Book 4469, page 530, as amended by a Deed of Correction relating to the Master Deed of record in Book 4494, page 489, of the Register's Office of Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

This is improved property known as apartment number 84, 105 Leake Avenue, Nashville, Tennessee, 37205.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns, forever; and the Grantor does covenant with the said Grantee that he is lawfully seized and possessed of said apartment in fee simple, has a good right to convey it, and the same is unencumbered, except for exceptions set forth in Title Commitment Letter addressed to Grantee from Attorney's Title Company, Inc. dated May 25, 1973 and bearing G No. 179671; and the Grantor does further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to the said apartment to the said Grantee, her heirs and assigns, against the lawful claim of all persons whomsoever. Taxes for the year 1973,

are a lien on the apartment and are assumed by Grantee.

Witness my hand this 7th day of June, 1973.

Joseph Galyon Murphy

JOSEPH GALYON MURPHY, EXECUTOR
OF ESTATE OF STELLA GALYON MURPHY

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 Joseph Galyon Murphy Executor of Estate of Stella Galyon Murphy, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 31 day of May, 1973.

NOTARY PUBLIC

NOTARY PUBLIC EVANS, JR. DAVIDSON COUNTY

MY COMMISSION EXPIRES:
May 5, 1976.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of value whichever is greater, for this transfer is $25,300.00.

Subscribed to and sworn to before me this the 8th day of June, 1973

Herman L. [illegible]
AFFIANT

Richard A. [illegible]
NOTARY PUBLIC

RICHARD A. CHES NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES:
May 17, 1975

JUN-8 CONV 25,300.00
JUN-8 S'TAX A* 65.78
JUN-8 PR'FEE A* .50
JUN-8 W'DEED A* 4.00 * 70.28

C10347

IDENTIF. REFERENCE

JUN 8 [illegible] AM

FELIX Z. WILSON - REGISTER
DAVIDSON COUNTY, TENN.