This instrument prepared by: Robert L. Trentham, Attorney
24th Floor, L & C Tower
Nashville, Tennessee 37219

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Nash. Tenn

Map No. 142-5B
Parcel No. 64

BOOK 5004 PAGE 427

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS and other good and valuable considerations ~~DOLLARS~~, the receipt of which is acknowledged, DONALD F. BROOME, JR. and wife, SHIRLEY B. BROOME, hereinafter called "Grantors", have this day bargained and sold, and do hereby transfer and convey unto JO ANNE FOREHAND, unmarried, their successors, heirs and assigns certain real estate in Davidson County, Tennessee, more particularly described as follows:

Unit No. L-301, together with the Carport designated No. L-301-C, in River Plantation, Section Three, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Three, Condominium Apartments, recorded in Book 4675, pages 75, 76 and 77, of the Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4784, page 464, of the Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners, and tenants of River Plantation, Section Three, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 4784, page 482, 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 Unit No. L-301, 8300 Sawyer Brown Road, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate with the appurtenances, estate, title and interest belonging to the said JO ANNE FOREHAND, unmarried, their successors 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 by deed of trust of record in Book 4951, Page 51, R.O.D.C., TN to secure a promissory note in the original amount of $30,000 with balance of said indebtedness being expressly assumed by Grantee; and by restrictive covenants and easements of record in Book 4784, Page 464 and Book 9784, Page 482, R.O.D.C. TN; by set back lines of record in Book 4675, Page 77, R.O.D.C., TN.

Buyer: Jo Anne Forehand
8300 Sawyer Brown Rd
Nash. Tenn

WE FURTHER COVENANT and bind ourselves, our heirs and assigns, to warrant and forever defend the title to said real estate to the said JO ANNE FOREHAND, unmarried, their successors and assigns, against the lawful claims of all persons.

WITNESS OUR HANDS, this 2ND day of FEBRUARY, 1976.

Donald F. Broome Jr.
DONALD F. BROOME, JR.

Shirley B. Broome
SHIRLEY B. BROOME

STATE OF TEXAS)
COUNTY OF HARRIS)

Personally appeared before me, D. J. TOOLEY, a Notary Public, in and for said County and State, Donald F. Broome, Jr. and wife, Shirley B. Broome, the within named Grantors, with whom I am personally acquainted, and who acknowledge that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at HOUSTON Harris Co. this 2ND day of FEBRUARY, 1976.

D. J. Tooley
Notary Public

DAVID J. TOOLEY
Notary Public in and for Harris County, Texas
My Commission Expires June 1, 1977
Bonded by Alexander Lovell, Lawyers Surety Corp.

My Commission Expires:
1 JUNE 1977

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration or value for this transfer is $ 36,484.04.

Affiant

Sworn to and subscribed before me this 11 day of March, 1976.

Robert L. Traughber
Notary Public

My Commission Expires:
11-13-79

FELIX DAVIDSON COUNTY TENN. MAR 11 10 02 AM '76 JOINT REFERENCE

D 39645

MAR 10 76	CONV	36,484.04			
MAR 10 76 S'TAX			B*	94.90	
MAR 10 76 PR'FEE			B*	.50	
MAR 10 76	W'DEED		B*	4.00	* 99.40