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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Scott E. Muhs

TO

Philhall Corporation

For draftsman's use

This Instrument Was Prepared By
DENNEY, LACKEY & HERNAU
218 Third Avenue North
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Philhall Corporation (NAME)	Fidelity Federal Savings Loan (NAME)	12[illegible] 3 4
3107 Ambrose Ave (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	8 22 4
Nashville Tenn 37207 (CITY) (STATE) (P. O. ZIP)	Nashville Tenn (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

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IDENTIF. REFERENCE

FEB 28 2 07 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 30271/4

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 27th DAY OF February 1978

Notary Public

MY COMMISSION EXPIRES: May 6, 1980

(AFFIX SEAL)

For and in Consideration of the sum of TEN AND NO/100ths ($10.00) DOLLARS cash in hand paid by Philhall Corporation, and other good and valuable consideration the receipt of which is hereby acknowledged, and for the release of a Vendors Lien retained in a deed from Philhall Corporation to Scott E. Muhs, Unmarried and Jeffrey A. Carter, Unmarried, of record in Book 4853, page 983, said Register's Office, and grantee assumes and agrees to pay the balance owing to Fidelity Federal Savings & Loan Association on a promissory note secured by a deed of trust to Vaden Lackey, Jr., Trustee, of record in Book 4853, page 981, Register's Office for Davidson County, Tennessee, SCOTT E. MUHS

have bargained and sold, and by these presents do transfer and convey unto the said

PHILHALL CORPORATION, its successors ~~heirs~~ and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 22, Building No. 4, in a Horizontal Property Regime located on the Plat of Priest Lake Park Condominium Townhouses, Phase 1, as of record in Book 4460, page 79, and Revised in Book 4460, page 88, Register's Office for said County, to which reference is here made.

Being the same property conveyed to Scott E. Muhs, Unmarried and Jeffrey A. Carter, Unmarried by deed from Philhall Corporation of record in Book 4853, page 983, Register's Office for Davidson County, Tennessee; the said Jeffrey A. Carter, Unmarried having conveyed his interest in said property to Scott E. Muhs, Unmarried, of record in Book 5242, page 82, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest 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 land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Priest Lake Park Condominium Townhouses, of record in Book 4651, page 412, as amended in Book 4943, page 692, and further amended in Book 5083, page 417, and Book 5189, page 671, said Register's Office.

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unimproved ( )
This is improved ( ) property, known as _____ (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Philhall Corporation, its successors ~~heirs~~ and assigns, forever.

And I do covenant with the said Philhall Corporation that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Philhall Corporation, its successors ~~heirs~~ and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 27th day of February, 19 78

Scott E. Muhs
Scott E. Muhs

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Linwood W. Hollins Jr., a Notary Public in and for said County and State, the within named Scott E. Muhs

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 27th day of February, 19 78

Linwood W. Hollins Jr. Notary Public.

Commission expires May 6, 1980

FEB28 CONV 30,271.19
FEB28 S'TAX B* 78.78
FEB28 PR'FEE B* .50
FEB28 W'DEED B* 4.00 * 83.28

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged self to be _____ of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____, Notary Public.

Commission expires _____.