BOOK 5282 PAGE 704

WARRANTY DEED

DAVID S. GENTRY and wife,
PAM P. GENTRY

to

MILDRED G. NICHOL

This instrument prepared by:
Lawyer's Escrow Service, Inc.
300 James Robertson Parkway
Nashville, Tennessee 37201

Address New Owner:	Send Tax Bills To:	Map-Parcel #'s
Mildred G. Nichol 417 Raintree Place Nashville, Tennessee	Same	86-11-B 13 4D 89056

For Register's Use:

E 6 4 0 9 7

IDENTIF. REFERENCE

MAY 8 2 10 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 $49,900.00.

Mildred G. Nichol
Affiant

Sworn to and subscribed before me this 4th day of May, 1978.

Notary Public

My Commission Expires:

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, David S. Gentry and wife, Pam P. Gentry, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Mildred G. Nichol, hereinafter called the Grantee, her 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, described as follows:

Unit Number 1, Building Number 8, in Raintree Village, a condominium, created under Chapter 27, Title 64, of the Tennessee Code Annotated, as amended, and as established by a Master Deed of record in Book 4753, page 140, Register's Office for Davidson County, Tennessee, and as shown on the plat of Hermitage Woods Condominium Apartments, Phase II and II-A, of record in Book 4675, pages 36 through 38 in said Register's Office, to which reference is hereby made. Garage Number 8-1-G is a limited common element for the exclusive use of the occupant of said unit.

Being the same property conveyed to David S. Gentry and wife, Pam P. Gentry, by deed from IBEC-Martin Corporation of record in Book 4946, page 935, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD to the said Grantee, her heirs and assigns, said real estate with all the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns forever, Grantors covenant that they are lawfully seized and possessed of said condominium unit in fee simple, have a good right to convey it, and that the same is unencumbered, except:

1. All terms and provisions of the Declaration of Covenants and Restrictions dated August 28, 1973, of record in Book 4743, page 258, Register's Office for Davidson County, Tennessee.

2. All terms and provisions of the Master Deed and By-Laws for Raintree Village, a condominium, of record in Book 4753, page 140, Register's Office for Davidson County, Tennessee.

3. All terms and provisions of the Charter of Hermitage Woods Community Services Association of record in Corporate Book

Volume O-29, page 5443, in the office of the Secretary of State of Tennessee, and in Book 4753, page 101, Register's Office for Davidson County, Tennessee, and the By-Laws and rules and regulations of said corporation.

4. All easements and restrictions as set forth in the plan of record for Hermitage Woods Condominium Apartments, Phase II and II-A, of record in Book 4675, pages 36 through 38, in the Register's Office for Davidson County, Tennessee.

Grantors further covenant and bind themselves, their successors and assigns, to warrant and forever defend the title to said real estate to said Grantee, her heirs and assigns against the lawful claims of all persons.

Grantee by acceptance of this deed hereby joins in and accepts, and agrees to be bound to the foregoing instruments creating Raintree Village, a condominium, and the Hermitage Woods Community Services Association. Said Grantee further agrees hereby to pay all assessments whether special or general which are levied by Raintree Village, a condominium, or by the Hermitage Woods Community Services Association or their successors or assigns.

This is improved property known as 417 Raintree Place, Nashville, Tenessee.

WITNESS our hands this 4th day of May, 1978.

David S. Gentry
DAVID S. GENTRY

Pam P. Gentry
PAM P. GENTRY

Mildred G. Nichol
MILDRED G. NICHOL

MAY-8[78] CONV 49,900.00
MAY-8[78] S'TAX B* 129.74
MAY-8[78] PR'FEE B* .50
MAY-8[78] W'DEED B* 4.00 * 134.24

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Pubic in and for said County and State, the within named David S. Gentry and wife, Pam P. Gentry, 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 Nashville, Tennessee, this 4th day of May, 1978.

NOTARY PUBLIC

My Commission Expires: 11-6-79

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for sais County and State, the within named Mildred G. Nichol, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of May, 1978.

NOTARY PUBLIC

My Commission Expires: 11-6-79