Prepared by:
Stephen L. Edwards, Atty.
806 Nashville Bank & Trust Bldg.
Nashville, Tennessee 37201

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Address New Owner(s) as follows:

C. F. McCormick, Trustee
P.O. Box 7055
Nashville, Tennessee 37210

Send Tax Bills To:

TVB Mortgage Corporation
P. O. Box 2546
Nashville, Tenn. 37219

Map-Parcel Nos.:

2 D-65949 and
2 D-65050

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LIMITED WARRANTY DEED

For and in consideration of the sum of Ten ($10.00) Dollars and other good and valuable consideration in hand paid by the GRANTEE, C. F. McCormick, Trustee, the receipt of which is hereby acknowledged by the GRANTORS, We, JERRY R. PAGE, and wife BEVERLY S. PAGE, have bargained and sold, and by these presents do transfer and convey unto the said C.F. MCCORMICK, Trustee, with full power to sell, mortgage, and transfer without the joinder of any beneficiary, his successor and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Unit 2059 of NASHBORO VILLAGE TWELVE (12) CONDOMINIUM, and Garage Unit No. 2059 G of said Condominium, as shown on Master Plot Plan for NASHBORO VILLAGE (12) CONDOMINIUM, Prepared by Miller, Wihry & Lee, Inc., Landscape Architects & Engineers, dated November 1, 1973, and recorded in Plat Book 4675, page 121, Register's Office for said County; together with all right, title and interest relating to said Unit as prescribed and set forth in the Master Deed for NASHBORO VILLAGE TWELVE (12) CONDOMINIUM, recorded in Deed Book 4827, page 30, aforesaid recorded on June 20, 1974, said Master Deed and all recorded amendments and exhibits thereto being by this reference incorporated herein and made a part hereof. The interest herein conveyed includes, without limiting the generality of the foregoing, an undivided 2.28% interest in the Common Elements of the NASHBORO VILLAGE TWELVE (12) CONDOMINIUM. This is improved property known as 2059 Nashboro Boulevard, Nashville, Tennessee, and it is the same property conveyed to Jerry R. Page and wife, Beverly S. Page, by deed from 2154 Trading Corporation of record in Book 5174, page 320, re-recorded in Book 5178, page 566, Register's Office for said County.

This conveyance is subject to all of the provisions of said Master Deed and the provisions of the Horizontal Property Act, Tennessee Code Annotated 64-2701, et. seq. and the subsequent legally adopted amendments to said Master Deed, which provisions the GRANTEE herein assumes and agrees to observe and perform, and to all zoning ordinances, easements, and restrictions of record, and all ad valorem taxes for the current year; further subject to a Deed of Trust of record in Book 5174, page 322, said Register's Office, in favor of TVB Mortgage Corporation, which the said GRANTEE hereby assumes and agrees to pay.

To have and to hold the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his successors and assigns, forever, and GRANTORS do covenant that they are lawfully seized and possessed of said property, in fee simple, and have a good right to convey it, and that the same is unemcumbered except as hereinabove set forth. And the said GRANTORS do further covenant and bind themselves, and their heirs, successors, and representatives, to warrant and forever defend the title to said land to the said GRANTEE, his successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR HAND this 7th. day of July, 1978.

Jerry R Page

Beverly S. Page

STATE OF TENNESSEE§
COUNTY OF DAVIDSON§

PERSONALLY APPEARED before me, Mildred A. Hibbs, a Notary Public in and for said County and State, the within named JERRY R. PAGE, and BEVERLY S. PAGE, the Bargainors, 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, on this 7th. day of July, 1978.

Mildred A. Hibbs
NOTARY PUBLIC

My Commission Expires: Jan. 18, 1982

MILDRED A. HIBBS NOTARY PUBLIC DAVIDSON CO.

STATE OF TENNESSEE§
COUNTY OF DAVIDSON§

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

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$45,000.00 DOLLARS.

Affiant

Subscribed and sworn to before me, this the 7th. day of July, 1978.

Notary Public

My Commission Expires: Jan. 18, 1982

NOTARY PUBLIC

E.7.7.0.3.4

IDENTIF. REFERENCE

JUL 17 12 11 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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|---|---|---|---|---|---|
| JUL 17 78 | CONV | 45,000.00 | | | |
| JUL 17 78 | S'TAX | | B* | 117.00 | |
| JUL 17 78 | PR'FEE | | B* | .50 | |
| JUL 17 78 | W'DEED | | B* | 4.00 | * 121.50 |