PREPARED BY:
CHAMBERS & WISEMAN
First American Center, 12th Floor
Nashville, Tennessee 37238

PLEASE RETURN TO HOME FEDERAL
LOAN 554-216=6

BOOK 5312 PAGE 721

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Sparks	Home Federal Savings & Loan Assn.	117-1
(NAME)	(NAME)	Par 104 J.
8 Chalmette Court	230 Fourth Avenue, North	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215	Nashville, TN 37219	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 74,000.00***

Subscribed and sworn to before me, this the 17th day of July, 19 78

Affiant

My commission expires: 9/21/81
(Affix Seal)

Notary Public

CONDOMINIUM UNIT DEED

THIS INDENTURE, made and entered into this 17th day of July, 1978, by and between STEPHEN O. HEWLETT AND C. LEROY NORTON, JR., the Grantors, and JAMES L. SPARKS, UNMARRIED, his heirs and assigns, the Grantee,

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of Seventy-Four Thousand and No/100 Dollars ($74,000.00), cash in hand paid, receipt of which is hereby acknowledged, GRANTORS have bargained and sold and do hereby bargain, sell, convey, and confirm unto GRANTEE, his heirs and assigns, the following described property:

LAND in Davidson County, Tenessee, being a part of the Condominium Site Plan of Lots Nos. 4 and 5, Chalmette Square, as of record in Book 5200, page 36, Register's Office for said County, the part hereby described being:

UNIT NO. 4-A on said Plan as shown in and described by the Master Deed establishing a Horizontal Property Regime with respect to Chalmette Square, as of record in Book 5267, page 755, said Register's Office.

BEING a part of the same property conveyed to Stephen O. Hewlett and C. Leroy Norton, Jr. by deed from Alfred Lee Hathcock and wife, Mary Bright Hathcock, of record in Book 5201, page 861, Register's Office for Davidson County, Tennessee.

TOGETHER WITH each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said Master Deed and Bylaws, including without limitation such unit's undivided percentage interest in the common elements as described therein; and together with those limited common areas appurtenant to Unit No. 4-A as shown on the Plan of record in Book 5200, page 36, Register's Office for Davidson County, Tennessee.

SUBJECT, HOWEVER, to all of the provisions, conditions, restrictions, options, burdens, and undertakings contained in the Plan, Master Deed, and Bylaws, and the Rules and Regulations, if any, all of which Grantee assumes and agrees to observe and perform, including but not limited to the payment of assessments which may be levied against such unit.

TO HAVE AND TO HOLD the aforesaid property, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining, to said Grantee, his heirs and assigns, in fee simple, forever.

GRANTORS do hereby covenant with Grantee that they are lawfully seized in fee of the aforedescribed property; that they have a good right to sell and convey the same; and that the same is unencumbered, except as follows:

1. All provisions, including without limitation, all conditions, covenants, restrictions, options, burdens, and undertakings, contained in the Master Deed of record in Book 5267, page 755, and

Bylaws of record in Book 5267, page 777, and the Plan of record in Book 5200, page 36, Register's Office for Davidson County, Tennessee, and any and all amendments thereto.

2. Any and all easements in favor of other unit owners.

3. All sewer, water, electrical, telephone, or other utility easements now or hereafter established as provided in the Master Deed and Bylaws, over, through, or upon any of the common elements or buildings thereon, whether to serve some or all of the common elements or to serve some or all of the units or unit owners thereon.

4. Real estate taxes for the current year, which have been prorated and assumed by Grantee.

5. The said Master Deed and Bylaws are subject to amendment as set forth therein, and this conveyance is made subject to those rights of amendment. Any purchaser of condominium units constructed on tracts of land added to said condominium pursuant to amendments of said Master Deed may become members of the same condominium as Grantee and be subject to the same conditions and liabilities and have the same rights and privileges, including rights and privileges to common areas of Grantee.

GRANTORS further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said property to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 17th day of July, 1978.

E 7.74 1.9 M

IDENTIF. REFERENCE

JUL 18 3 11 PM '78

FELIX Z. WILSON JT REGISTER DAVIDSON COUNTY, TENN.

STEPEHN O. HEWLETT

C. LEROY NORTON, JR.

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

Personally appeared before me, Susan M. Pearson, a Notary Public within and for the State and County aforesaid, STEPHEN O. HEWLETT and C. LEROY NORTON, JR., the within named bargainors, 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 office at Nashville, Tennessee, this 17th day of July, 1978.

NOTARY PUBLIC

My Commission Expires:

September 21, 1981

JUL 18 78	CONV	74,000.00		
JUL 18 78	S'TAX		B* 192.40	
JUL 18 78	PB'FEE		B* .50	
JUL 18 78	W'DEED		B* 4.00	* 196.90