511478-6

# WARRANTY DEED

(CORPORATE FORM)

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This Instrument Was Prepared By
JENNEY, LACKEY & C[illegible]
218 Third Avenue North
Nashville, Tennessee Form 3 #WD5

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| James R. Harrison, | Fidelity Federal Savings & Loan Assn. | 136-3-13 |
| (NAME) # 60 Priest Lake Condo | (NAME) 401 Union Street | Par 15 1a |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn . 37217 | (STREET ADDRESS) Nashville, Tennessee 37219 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* TEN AND NO/100ths----------
----------($10.00)---------- *Dollars,*

cash in hand paid by James R. Harrison, Unmarried, and other good and valuable consideration the receipt of which is hereby acknowledged,

PHILHALL CORPORATION *has bargained and sold, and does hereby transfer and convey unto the said*

JAMES R. HARRISON, UNMARRIED, his first ~~successors~~, *heirs and assigns,*

*certain real estate in* Davidson *County, Tennessee, as follows:,*

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 60, Building No. 28, and the garage therewith in a Horizontal Property Regime located on the Plat of Priest Lake Park Condominium Townhouses, Phase 2, as of record in Book 4675, page 131, and in Book 4675, page 145, Register's Office for said County, to which reference is hereby made.

Being part of the same property conveyed to Philhall Corporation by deed from Randall Phillips Trustee, of record in Book 4651, page 409; and by deed from Martin R. Schott, Trustee of record in Book 4561, page 559, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to 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 Horizonta Property Regime of Priest Lake Park Condominium Townhouses, of record in Book 4651, page 412, as made applicable to Phase 2, in Book 4979, page 939, and as amended in Book 5189, page 671, said Registers' Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 43,250.00

Subscribed and sworn to before me, this the 16th day of October, 19 78

Affiant

My commission expires: April 28, 1981
(Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as # 60 Priest Lake Condo (House Number) (Street) Nashville 37217 P. O. Address (City or Town)

*TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said*

James R. Harrison, Unmarried, his first ~~successors~~, *heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

*Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said*

James R. Harrison, Unmarried, his first ~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

*Witness* my *hand* *this* 16th *day of* October, *19* 78 *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

PHILHALL CORPORATION

By: Lunsford M. Rollins Jr.

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, The undersigned, a Notary Public of the State and County aforesaid, personally appeared Lunsford M. Sellers, Jr. with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Asst. Vice President of the Philhall Corporation the within named bargainor, a corporation, and that he as such Asst. Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Lunsford M. Sellers, Jr.

Witness my hand and seal, at office in Nashville, Tennessee this 16th day of October, 19 78.

Diana M. Gilbert
Notary Public

Commission expires April 28, 1981

5/14786

**WARRANTY DEED**

FROM
Philhall Corporation
TO
James R. Harrison, Unmarried

| | | | | | |
|---|---|---|---|---|---|
| OCT 18 78 | CONV | 43,250.00 | | | |
| OCT 18 78 | S'TAX | | B* | 112.32 | |
| OCT 18 78 | PB'FEE | | B* | .50 | |
| OCT 18 78 | W'DEED | | B* | 4.00 | * 116.82 |

E 95085

IDENTIFICATION REFERENCE

OCT 18 2 56 PM '78

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING