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Loan#511678-8

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } BOOK 5396 PAGE 946

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 52,900.00

Susan Elaine Binford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February, 1979.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Dearing, Bailey & Cherian - 218 3rd Ave N.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan Elaine Binford (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Map 103-15 - B
#105 Lions HEad Condo (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel ~~42~~ 105
Nashville, Tenn. 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	8DA-46300

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~~, LIONS HEAD ASSOCIATES, A TENNESSEE PARTNERSHIP

HEREINAFTER CALLED THE GRANTOR~~S~~, HAVE~~S~~ BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Susan Elaine Binford, unmarried and Charles M. Binford and wife, Jean D. Binford

HEREINAFTER CALLED THE GRANTEES, THEIR 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, State of Tennessee, described as follows, to-wit:
Unit No.105 , in a Horizontal Property Regime which is located on the Plat of Lion's Head Condominium Apartments of record in Book 5200, page 82, Register's Office for Davidson County, Tennessee.
Being part of the same property conveyed to Lions Head Associates, a Tennessee Partnership by deed from Lions Head Apartments a Tennessee Limited Partnership of record in Book 5287, page 556, Register'sOffice 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; 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 thereof; 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 Lion's Head Condominium of record in Book 5340, page 70, the execution of which was corrected by an instrument of record in Book 5342, page 683, both in the Register's Office of Davidson County, Tennessee; and is subject to the By-Laws for the administration thereof, which are appended to the Master Deed as Exhibit "C" thereto of record in Book 5340, page 121, said Register's Office, including among other conditions and requirements, assessments, liens, use and occupancy restrictions and other undertakings all as set out and provided in said Master Deed and exhibits appended thereto reference to which is here made.

This is unimproved ( ) improved ( ) property, known as #105 Lions HEad Condo, (House Number) (Street) Nashville, Tenn. 37205 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 16th day of February, 19 78

Lions Head Associtates, a Teneessee Partnership:

BY: Judy Andrews, A Partner

STATE OF TENNESSEE
Davidson County

BOOK 5396 PAGE 947

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Judy Andrews, a partner of Lions Head Associates, a Tennessee Partnership

the bargainor s, 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, this 16th day of February 1979.

Commission expires OCT. 17, 1982

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Lions Head Associates, a Tennessee partnership

TO

Susan Elaine Binford, unmarri

F. 1 4 9 1 6

IDENTIFICATION REFERENCE

FEB 20 3 45 PM '79

FELIX A. DOLLINS, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.