GEORGETOWN OF NASHVILLE
UNIT WARRANTY DEED

FROM: BRUCE E. KINNEY

TO: GEORGE H. MASTERSON

Record
BOOK 5464 PAGE 239

BOOK 5462 PAGE 763

THIS INSTRUMENT PREPARED BY:
A. Harrison Johnson, Jr.
Chambers Johnson Brooks & Beckner
12th Floor, First American Center
Nashville, Tennessee 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GEORGE H. MASTERSON		131-1-D-219
(NAME)	Fidelity Federal (NAME)	
23-Y, Georgetown 5025 Hillsboro Road	Savings & Loan	
(STREET ADDRESS OR ROUTE NUMBER)	4th and Union (STREET ADDRESS)	
Nashville, Tennessee 37215		
(CITY) (STATE) (P.O. ZIP)	Nashville Tenn. (CITY) (STATE) (ZIP)	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $39,500.00.

Subscribed and sworn to before me, this the 6th day of July, 1979.

Affiant

My commission expires: _____
(Affix seal)

Notary Public

(FOR REGISTER'S USE)

FOR AND IN CONSIDERATION of the sum of THIRTY-NINE THOUSAND FIVE HUNDRED AND NO/100 DOLLARS ($39,500.00), and other good and valuable considerations, cash in hand paid by GEORGE H. MASTERSON, unmarried (the "Grantee" herein), the receipt whereof is hereby acknowledged, the undersigned Grantor, BRUCE E. KINNEY, (the "Grantor" herein) has bargained and sold, and by these presents does transfer and convey unto the said Grantee, GEORGE H. MASTERSON, unmarried, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Unit No. 219 as shown on the Plat of Georgetown Apartments, a condominium, of record in Book 5200, page 4, Register's Office for Davidson County, Tennessee, together with such Unit's undivided interest in the common elements of 5025 Hillsboro Homeowner's Association, as described in Book 5211, page 325, et seq., said Register's Office. Said Unit is also known as Apartment No. 23-Y.

Being the same property conveyed to BRUCE E. KINNEY, by Unit Warranty Deed from GEORGETOWN OF NASHVILLE LIMITED PARTNERSHIP of record in Book 5259, Page 436, Register's Office for Davidson County, Tennessee.

Recorded

BOOK 5464 PAGE 240 BOOK 5462 PAGE 764

As part of the consideration for this transfer, Grantee agrees to be bound by the terms, covenants, and restrictions set forth in Master Deed for 5025 Hillsboro Homeowner's Association, of record in Book 5211, page 325, and its attendant By-Laws of record in Book 5211, page 345, respectively, in said Register's Office.

Further, this conveyance is given subject to:

1. 1979 taxes, which have been prorated and adjusted as of the date hereof.

2. The terms and conditions of the Horizontal Property Act of Tennessee, and the above Master Deed and By-Laws, and rights of occupants, if any.

3. Matters shown on Condominium Plat referred to above, together with easement for sanitary sewers and/or storm drainage improvement which were granted the Metropolitan Government of Nashville and Davidson County, Tennessee, by instrument of record in Book 4308, page 575, Register's Office for said County.

This is improved property, known as Apt. #23-Y, 5025 Hillsboro Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said Unit and undivided interest with the appurtenances, estate, title and interest thereto belonging to the said GEORGE H. MASTERSON, unmarried his heirs and assigns, forever.

And Grantor does covenant with the said GEORGE H. MASTERSON unmarried he is lawfully seized and possessed of said Unit and undivided interest in fee simple; has a good right to convey it, and the same is unencumbered, except as herein set forth.

And Grantor does further covenant and bind himself, his successors and representatives, to warrant and forever defend the title to the said Unit and undivided interest to the said GEORGE H. MASTERSON, unmarried his heirs and assigns against the lawful claims of all persons whomsoever.

I, SANDRA J. KINNEY, hereby join in this conveyance for the express purpose of waiving and releasing any dower, homestead, or like interests I may have in the above described property.

IDENTIF. REFERENCE

JUL 12 2 56 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

WITNESS our hands this 3rd day of July, 1979.

BRUCE E. KINNEY

SANDRA J. KINNEY

JUL 10 3 28 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

STATE OF Illinois
COUNTY OF Cook

Personally appeared before me, the undersigned, a Notary Public within and for the State and County aforesaid, BRUCE E. KINNEY and wife, SANDRA J. KINNEY, 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 this 3rd day of July, 1979.

NOTARY PUBLIC

NOTARY

MY COMMISSION EXPIRES: Commission Expiration Date Dec. 7, 1980

F-39165

F-39718