806 Nashville Bank & Trust Bldg
Nashville, TN 37201

WARRANTY DEED

BOOK 5475 PAGE 299

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lalah Gee	Owner	116-3A
Apt. 81-E, Royal Oaks Tower (NAME)	(NAME)	68
4505 Harding Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	7DA-70067

For and in Consideration of the sum of Ten and no/100 ($10.00) ---------- *DOLLARS*

cash in hand paid by Lalah Gee, and other good and valuable consideration, the receipt of all of which is hereby acknowledged,

F 43609

IDENTIF. REFERENCE

AUG 1 3 42 PM '79

FELIX A. WILSON REGISTER
DAVIDSON COUNTY, TENN.

I, OSCAR TIVIS NELSON, JR., unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said LALAH GEE her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Those certain premises comprising a portion of Royal Oaks Tower, said project having been established as a Horizontal Property Regime, by Master Deed and Declaration and By-Laws dated the 22nd day of May, 1973, and recorded in the Register's Office for Davidson County, Tennessee, in Book 4710, page 901, as amended in Book 4798, page 813, and said premises being more particularly described as follows:

UNIT LABELED 81 E of said project as shown on the Plan recorded in Book 4460, page 189, Register's Office for Davidson County, Tennessee, and an undivided 2.48504% interest appurtenant to the unit in all common elements of said project as described in said Declaration.

BEING the same property conveyed to Oscar Tivis Nelson, Jr., by deed from Stephen T. Brown, unmarried, of record in Book 5330, page 482, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime, known as "The Royal Oaks Towers", of record in Book 4710, page 901, and as amended in Book 4798, page 813, said Register's

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 73,750.00

Subscribed and sworn to before me, this the 1st day of August 19 79

Lalah Gee
Affiant

My commission expires: 11/12/82
(Affix Seal)

Notary Public

Office, and is further subject to the By-Laws of the Association of Owners of Royal Oaks Towers, Exhibit "A" to said Master Deed, and to easements of record in Book 4300, page 201, said Register's Office.

unimproved ( )
This is improved (X) property, known as 81-E Royal Oaks Towers, Nashville, Tennessee 37205
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lalah Gee *her heirs and assigns, forever.*

And I *do covenant with the said* Lalah Gee *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except for 1979 taxes which have been pro-rated and assumed by the grantee.

And I, Oscar Tivis Nelson, Jr., *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Lalah Gee *her heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 1st *day of* August, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Oscar Tivis Nelson Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* Oscar Tivis Nelson, Jr., *the bargainor, with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 1st *day of* August, *19* 79.

Linda E. Peel, *Notary Public.*

Commission Expires 4-18-83.

STATE OF
COUNTY OF

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* .....

the bargainor....., with whom I am personally acquainted, and who acknowledged that ..... *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at ....., *this* ..... *day of* ....., *19*.....

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....
Notary Public

Commission Expires .....

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5475 PAGE 302

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

73750.00- CO
191.62 CO TX
.50 PRFEE
9.00 WDEED
CHECK 201.12-
0892A08/01/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 43609

IDENTIF. REFERENCE

AUG 1 3 42 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 701494