"THIS INSTRUMENT PREPARED BY ROBERT P. THOMAS, ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

Address New Owner:
Edna M. Wade
3625 Woodmont Blvd.
Nashville, Tenn. 37215

Send Tax Bills To:
Same

Map-Parcel No.:
117-1-E
12

BOOK 5475 PAGE 341

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Fox Builders, Inc. (the "Grantor"), has this day bargained and sold, and by these presents does transfer and convey unto the said Edna M. Wade (the "Grantee"), her heirs and assigns, a certain condominium unit in Davidson County, Tennessee, described as follows:

> A certain condominium apartment in Davidson County, Tennessee, being Lot No. 6A of Hanover Square Condominiums, as of record in Book 5200, page 39, as revised in Book 5200, page 76 and Book 5210, page 172, and by Master Deed of record in Book 5380, page 164, Register's Office for said County, to which reference is hereby made for a more complete description.
>
> Being part of the same property conveyed to Fox Builders, Inc. by deed from Thomas L. Cummings, Jr. and wife, Ann J. Cummings, as of record in Book 5271, page 271, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as Unit No. 6A, Hanover Square Condominiums, Davidson, Nashville, Tennessee, 37215.

TO HAVE AND TO HOLD said real estate with all the appurtenances, estate, title and interest thereto belonging to said Grantee, her heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said condominium unit in fee simple, that it has a good right to convey it, and that the same is unencumbered, except as follows:

(1) 1979 real property taxes, which have been prorated and assumed by the Grantee.

(2) All provisions, covenants and restrictions contained in the Master Deed establishing the horizontal property regime of Hanover Square Condominiums and the By-Laws of the Association of Owners thereof, attached to said Master Deed as Exhibit "C", of record in Book 5380, page 164, Register's Office for Davidson County, Tennessee; all matters shown on the plats of record in Book 5200, page 39, Book 5200, page 76 and Book 5210, page 146, said Register's Office; and all other easements, restrictions and setback lines of record.

Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

Grantee by acceptance of this Warranty Deed hereby joins in and accepts and agrees to be bound by the Master Deed establishing the horizontal property regime of Hanover Square Condominiums, and the By-Laws of the Association of Owners thereof.

IN WITNESS WHEREOF, the parties have executed this Warranty Deed on this 30 day of July, 1979.

GRANTOR:

FOX BUILDERS, INC.

BY: _____

GRANTEE:

_____
EDNA M. WADE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 156,500.00 .

Subscribed and sworn to before me, this the 30th day of July, 1979.

_____
NOTARY PUBLIC

_____
AFFIANT

My Commission Expires: April 18, 1982

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Mrs. John D. Dean, Jr., a Notary Public of the State and County aforesaid, personally appeared Cecil F. Fox, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of FOX BUILDERS, INC., the within named bargainor, a corporation, and that he as such 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 President.

WITNESS my hand and seal, at office, in Nashville, Tennessee, this 30th day of July, 1979.

Mrs. John D. Dean, Jr.
NOTARY PUBLIC

My Commission Expires: April 18, 1982

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mrs. John D. Dean, Jr., a Notary Public in and for said County and State, the within named EDNA M. WADE, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of July, 1979.

Mrs. John D. Dean, Jr.
NOTARY PUBLIC

My Commission Expires: April 18, 1982

F. 43621

IDENTIF. REFERENCE

AUG 1 4 14 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

BOOK 5475 PAGE 344

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

156500.00- CO
406.90 CO TX
.50 PRFE
9.00 WDEED
CHECK 416.40-
0906A08/01/79 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 4, 3 6 2. 1

IDENTIF. REFERENCE

AUG 1 4 14 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 701506