2190 02/11 105.04- CHECK

This instrument prepared by:
Briley & Wrenne, Attys
344 4th Avenue North
Nashville, Tennessee 37219

Address New Owner(s)
as Follows:
Peggy B. & Paula E. Rich
Unit Q-6, 2601 Hillsboro Rd.
Nashville, Tennessee 37212

Send Tax Bills To:
First Federal Savings & Loan
4th at Union Street
Nashville, Tennessee

5565 294
BOOK 5565

Map & Parcel Numbers:
117-3-B
220

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, Andrews Properties, Inc., and Cherokee Properties, Inc., hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto Peggy B. Rich and Paula E. Rich hereinafter called the Grantee, their heirs and assigns, a certain condominium apartment in Davidson County, Tennessee, and described as follows: To Wit:

Unit No. Q-6, Parcel No. 220, in a horizontal property regime which is located on the Plat of Villager Condominium, of record in Book 5200, page 201, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Andrews Properties, Inc. and Cherokee Properties, Inc., by deed from Villager Associates, Inc., of record in Book 5433, page 815, Register's Office of 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 Villager Condominiums of record in Book 5434, page 665, Register's Office for Davidson County, Tennessee, and is subject to the Bylaws for the administration thereof, which are appended to the Master Deed as Exhibit "C" thereto of record in Book 5434, page 708, said Register's Office, and a Deed of Correction in Book 5487, page 967, including among other conditions and requirements, assessments, liens, use and occupancy restrictions and other undertakings all set out and provided in said Master Deed and exhibits appended thereto reference to which is here made. Said property is further subject to two deeds of trust. Pioneer National Title Insurance Company has issued or shall issue affirmative title insurance against the enforcement or attempted enforcement of these deeds of trust.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with the said Grantee(s) 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 Grantee(s), 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.

ANDREWS PROPERTIES, INC.

By William Moss W/S

CHEROKEE PROPERTIES, INC.

By William Moss W/S

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Sandra L. Ploucher, a Notary Public of the State and County aforesaid, personally appeared William Moss Wilson, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice-President of ANDREWS PROPERTIES, INC., the within named bargainor, a corporation, and that he as such Vice-President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said William Moss Wilson as such Vice-President.

Witness my hand and official seal in Nashville, Tennessee, this 8th day of February, 1980.

Sandra L. Ploucher
Notary Public

My Commission Expires:

April 18, 1982

* * * * * * * * * * * * * * * * * *

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Sandra L. Ploucher, a Notary Public of the State and County aforesaid, personally appeared William Moss Wilson, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice-President of CHEROKEE PROPERTIES, INC., the within named bargainor, a corporation, and that he as such Vice-President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said William Moss Wilson as such Vice-President.

Witness my hand and official seal in Nashville, Tennessee, this 8th day of February, 1980.

My commission expires:

April 18, 1982

Sandra L. Ploucher
Notary Public

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 37,900.00.

Peggy B. Rich
Affiant

Subscribed and sworn to before me,

this 8th day of February, 19 80.

Sandra L. Ploucher
Notary Public

My Commission Expires:

April 18, 1982

FEB 11 3 43 PM '80
FEE $ ... REGISTER
DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

F 76088

FILE: PIONEER TITLE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5565 PAGE 296

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

37900.00- CO
98.54 CO TX
.50 PRFEE
6.00 WDEED
CHECK 105.04-
2190A02/11/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F760888

IDENTIFICATION REFERENCE

FEB 11 3 43 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 741528-