143 - 3
16

ADDRESS OF NEW OWNER:

Barbara E. Deaton
6910 Highland Park Drive
Nashville, Tennessee 37205

PREPARED BY:

John W. Nelley, Jr. mail
26th Fl., First American Center
Nashville, Tennessee 37238

BOOK 5633 PAGE 584

CONDOMINIUM UNIT DEED

THIS INDENTURE, made and entered into this 8th day of July, 1980, by and between JOHN W. NELLEY, JR., party of the first part, and BARBARA E. DEATON, party of the second part.

WITNESSETH:

That for the consideration hereinafter expressed the said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto the said party of the second part the following described real estate, situated and being in Nashville, County of Davidson, State of Tennessee, to wit:

A part of Harpeth Glen Condominium tract as shown per plat hereto of record in Plat Book 4460, Page 99, of the Register's Office of Davidson County, Tennessee; the part hereby conveyed being:

Unit No. D-6 on the said section plat together with the carport designated number D-6, a family unit type No. 11, as shown in and described by the Master Deed Establishing Horizontal Property Regime With Respect to Harpeth Glen Condominium, including the Plan and the Administrative By-Laws thereunto attached and exhibited, recorded in Book 4546, page 658, of the Register's Office of Davidson County, Tennessee, as amended in Book 4630, page 504, of the Register's Office of Davidson County, Tennessee;

TOGETHER WITH each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said Master Deed, Plan and Administrative By-Laws, including without limitation such unit's undivided percentage interest in the land and general common elements;

SUBJECT, HOWEVER, TO ALL of the provisions, conditions, restrictions, options, burdens, and undertakings contained in the Master Deed, the Plan and Administrative By-Laws thereunto attached and to the rules and regulations, all of which the Party of the Second Part does assume and agree to oberve and perform, including, but not limited to the payment of assessments;

Being the same property conveyed to John W. Nelley, Jr., of record in Book 5633, Page 581, Register's Office for Davidson County, Tennessee.

This is the improved property known as 6910 Highland Park Drive, Nashville, Tennessee.

JOHN W. NELLEY, JR., being a married man his wife, CHRISTINE G. NELLEY, joins herein for the purposes of conveying interest she owns in the property.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto said party of the second part, her heirs, and assigns in fee simple forever.

Send tax bills to:

Barbara E. Deaton
6910 Highland Park Drive
Nashville, Tennessee 37205

And the said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for (1) all provisions, including without limitation all conditions, covenants, restrictions, options, burdens, and undertakings contained in the aforesaid Master Deed, and any amendments thereof; (2) easements 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 said property and building thereon, or to serve some or all of the units therein; and (3) real estate taxes for the current year which have been pro rated and assumed by the Party of the Second Part, and that the title and quiet possession thereto it will warrant and forever defend against the lawful claim of all persons.

THE CONSIDERATION of this conveyance is as follows: Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, receipt of all of which is hereby acknowledged.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

PARTY OF THE FIRST PART

7/8/80
Date

John W Nelley Christine S Nelley 7/8/80
John W. Nelley, Jr.

PARTY OF THE SECOND PART

7/8/80
Date

Barbara E Deaton
Barbara E. Deaton

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 59,500.00 .

John W Nelley
Affiant

Sworn and subscribed before me this 8th day of July, 1980.

Pamela C Warren
NOTARY PUBLIC

My Commission Expires: 10-18-81

3078

CHECK 164.50

STATE OF TENNESSEE *

COUNTY OF DAVIDSON *

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Before me, a Notary Public of the State and County aforesaid, personally appeared JOHN W. NELLEY, JR., CHRISTINE G. NELLEY and BARBARA E. DEATON, the within named bargainors, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of July, 1980.

Julia Wilson
NOTARY PUBLIC

My Commission Expires: 10-18-81

NOTARY PUBLIC DAVIDSON

IDENTIF. REFERENCE

AUG 5 3 28 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

60-019

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5633 PAGE 587

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
			59500.00- CO	
			164.70 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	164.20-
3878A08/05/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G01-0119

IDENTIF. REFERENCE

AUG 5 3 28 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 772024