STATE OF TENNESSEE BOOK 5641 PAGE 301
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $23,900.00.

Janice Lynn Robbins
AFFIANT

Subscribed and sworn to before me, this 21st day of August, 1980.

NOTARY PUBLIC

My Commission Expires: [illegible]

mail

THIS INSTRUMENT WAS PREPARED BY:
James L. Fuqua, Jr., Atty., 919 W. Main Str., Hendersonville, Tenn. 37075

Address new owner as follows:	Send tax bills to:	Map-Parcel Numbers
C. June Wilkinson Apt. 1-4, 323 Forrest Park Rd. Madison, Tennessee 37115	Third National Mortgage Company P. O. Box 2628 Nashville, Tennessee 37219	43-13-A (4)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, JANICE LYNN ROBBINS, an unmarried person, hereinafter called Grantor, have bargained and sold, and by these presents do transfer and convey unto C. JUNE WILKINSON, an unmarried person, hereinafter called the Grantee, her heirs and assigns, certain real estate in Davidson County, Tennessee as follows:

APARTMENT Unit number 1-4, of Robin Hood Condominium created under Title 64, Sections 2701 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, which was executed by Central Tennessee Investment Company, Inc., of record in Book 5388, Page 524, Register's Office for Davidson County, Tennessee, reference being made to the said Master Deed, Exhibit "A" for the source of title of the said Central Tennessee Investment Company, Inc., and to Exhibit "A-1" thereto for a specific identification and description of the apartment herein conveyed, and as shown on the plat of Robin Hood Condominium Apartments, of record in Book 5200, Page 124, said Register's Office, to which reference is hereby made.

BEING the same property conveyed to Janice Lynn Robbins, by deed from Central Tennessee Investment Company, Inc. of record in Deed Book 5402, Page 195, Register's Office for Davidson County, Tennessee.

This is improved property, known as Apartment No. 1-4, Robin Hood Condominiums, 323 Forrest Park Road, Madison, Tennessee, 37115.

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

1. Taxes for the year 1980, which have been assumed by Grantee.

2. All terms and provisions of the Master Deed of record in Book 5388, Page 524, Register's Office, Davidson County, Tennessee.

3. All terms and provisions of the Charter of Robin Hood Condominium Association, Inc., of record in Corporation Book Volume 47, Page 1566, in the Office of the Secretary of the State of Tennessee, and in Book 5383, Page 314, Register's Office, Davidson County, Tennessee, and the By-Laws and rules and regulations of said corporation.

4. The plat of Robin Hood Condominium Apartments of record in Book 5200, Page 124, Register's Office, Davidson County, Tennessee.

5. Sanitary sewers and/or storm drainage easement of record in Book 3436, Page 486, Register's Office, Davidson County, Tennessee.

6. Deed of Trust from Janice Lynn Robbins to William N. Dearborn, Trustee, securing $13,500.00 to Central Tennessee Investment Company, Inc. dated 2 Marcy 1979, and recorded 7 March 1979 at 9:12 a.m. in Deed of Trust Book 5402, Page 198, Register's Office for Davidson County, Tennessee.

7. Deed of Trust from Janice Lynn Robbins to Stephen C. Baker, Trustee, securing $4,500.00 to Central Tennessee Investment Company, Inc. dated 2 March 1979, and recorded 7 March 1979 at 9:13 a.m. in Deed of Trust Book 5402, Page 202, Register's Office for Davidson County, Tennessee.

Grantor further covenants and binds herself, her 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.

Grantee by acceptance of this deed hereby joins in and accepts, and agrees to be bound to the foregoing instruments creating Robin Hood Condominium and Robin Hood Condominium Association, Inc. Said Grantee further agrees hereby to pay all assessments whether special or general which are levied in connection with Robin Hood Condominium. Grantee agrees to assume the mortgages described in numbers 6 and 7 of the exceptions herein.

IN WITNESS WHEREOF, the parties have executed this instrument on this 21st day of August, 1980.

GRANTEE: C. June Wilkinson
C. JUNE WILKINSON

GRANTOR: Janice Lynn Robbins
JANICE LYNN ROBBINS

60398 2

IDENTIF. REFERENCE

AUG 25 8 34 AM '80

FELIX T. WILKINSON REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, _____,
a Notary Public in and for the said County and State, the within named JANICE LYNN ROBBINS and C. JUNE WILKINSON, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Hendersonville, Tennessee, this 21st day of August, 1980.

_____
NOTARY PUBLIC

My Commission Expires: 1-14-81

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

BOOK 5641 PAGE 304

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			23900.00- CO	
			62.14 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	71.64-
				.00

7605A08/25/60 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

60398 *

IDENTIF. REFERENCE

AUG 25 8 34 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 775613