BOOK 5746 PAGE 280

FROM: ZOLTAN J. BOKOR
TO: C.M.C. INC. EMPLOYEES PENSION TRUST,
E.T. GOLDSTEIN, Trustee

This instrument prepared by:
Seymour Samuels, Jr.,
Attorney at Law
501 Union Street, Suite 701
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.'s
C.M.C. Inc. Employees Pension Trust, E. T. Goldstein, Trustee. c/o Al Shephard Realty Company 4515 Harding Road Nashville, Tennessee 37205	Same	103-16-18-601

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $100,000.00.

Subscribed to and sworn to before me, this the 15 day of May, 1981.

Zoltan J. Bokor
Affiant

Karen A. Searles
Notary Public

My commission expires:
January 20, 1985.
(Affix seal)

FOR AND IN CONSIDERATION of the sum of One Hundred Thousand and No/100 Dollars ($100,000) and other good and valuable consideration, cash in hand paid by C.M.C. Inc. Employees Pension Trust, E. T. Goldstein, Trustee, (the "Grantee" herein), the receipt of which is hereby acknowledged, the undersigned, Zoltan J. Bokor, an unmarried person, (the "Grantor" herein) has bargained and sold, and by these presents does transfer and convey unto the said C.M.C. Inc. Employees Pension Trust, E. T. Goldstein, Trustee, its successors and assigns, a certain interest in land in Davidson County, State of Tennessee, described as follows:

> Being Unit No. 601 as shown on the Plat of Windsor Tower, a condominium, of record in Book 5200, page 71, Register's Office for Davidson County, Tennessee, together with an undivided .925% interest in common elements of 4215 Harding Road Homeowner's Association, as described in Book 5313, page 338, et seq., said Register's Office.
>
> Being the same property conveyed to Zoltan J. Bokor, single, by deed from Windsor Tower, Inc., of record in Book 5494, page 970 of the Register's Office of Davidson County, Tennessee.

As part of the consideration for this transfer, Grantee agrees to be bound by the terms, covenants, and restrictions set forth in Master Deed for 4215 Harding Road Homeowners' Association, of record in Book 5313, page 338, and its attendant By-Laws of record in Book 5313, page 338, respectively, in said Register's Office.

Grantor does hereby transfer and sell unto Grantee all fixtures and appliances which might be owned by Grantor and located in the said Unit, including range and refrigerator.

Grantee does hereby transfer, sell and assign unto Grantor all of his/her right, title and interest in and to any occupancy lease which might affect such Unit. In the event that Grantee does have such an interest Grantor has this date paid Grantee a cash consideration for such leasehold interest in the Unit.

This conveyance is given subject to:
1. 1981 taxes, which have been prorated on the basis of 1980 taxes with the understanding that appropriate adjustments will be made in the event 1981 taxes are different from those of 1980. Buyer to pay taxes.
2. The terms and conditions of the Horizontal Property Act of Tennessee, the above Master Deed and By-Laws, the above Condominium Plat, and any amendments thereto.
3. Lien lis pendens in the case of Comfort Control, Inc. vs. Home Owners Association, et al, in Part III of the Chancery Court at Nashville, No. 81-549-III, recorded in Book 5723, page 515, Register's Office for Davidson County, Tennessee.
4. Twenty-foot permanent sanitary sewer and drainage easement and an additional 15-foot temporary construction easement granted to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 3956, page 943, said Register's Office as described therein and being parallel to the westerly line of said property and running to the southeasterly margin of the Memphis-Bristol Highway.
5. All other instruments and restrictions referred to in the deed to Zoltan J. Bokor, recorded in Book 5494, page 970, Register's Office for Davidson County, Tennessee.

This is improved property known as 4215 Harding Road, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said Unit and undivided interest with the appurtenances, estate, title and interest hereto belonging to the said C.M.C. Inc. Employees Pension Trust, E.T. Goldstein, Trustee, its successors and assigns forever.

And Grantor does covenant with the said C.M.C. Inc. Employees Pension Trust, E.T. Goldstein, Trustee, that he is lawfully seized and possessed of said Unit and undivided interest in fee simple; has a good right to convey it, and the same is unencumbered, except as herein set forth.

And Grantor does further covenant and bind himself, his heirs and assigns to warrant and forever defend the title to the said Unit and undivided interest to the said C.M.C. Inc. Employees Pension Trust, E. T. Goldstein, Trustee, its successors and assigns against the lawful claims of all persons whomsoever.

G4221 5

IDENTIF. REFERENCE
MAY 18 9 43 AM
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

WITNESS the Grantor's signature this 15 day of May, 1981.

Zoltan J. Bokor
ZOLTAN J. BOKOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Karen A. Sarles, a Notary Public in and for said County and State, the within named Zoltan J. Bokor, being single, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within named instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 15th day of May, 1981.

Karen A. Sarles
Notary Public

My commission expires: January 20, 1985.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5746 PAGE 282

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
			100000.00-	CO
			260.00	CO TX
			.50	PRFEE
			6.00	WDEED
				CHECK 266.50-
			6212A05/18/81	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

64221.5

IDENTIF. REFERENCE

MAY 18 9 43 AM '81

FELIX Z. WILSON II REGISTE
DAVIDSON COUNTY, TENN.

No. 822480