STRUMENT PREPARED BY:
BAIRD
KELLEY, HERBERT & CRAWFORD
OR, L & C TOWER
E, TENN. 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP - PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
103-16B-135	Madeline J. Jones Unit 1204 -Windsor Tower 4215 Harding Road Nashville, Tennessee	New Owner BOOK 5894 PAGE 174
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
7DA-79444	4215 Harding Road - Unit 1204	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

8744 06/04 25.50 CHECK

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

ENOCH B. STEPHENSON and wife, LOUISE WELLS STEPHENSON

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MADELINE J. JONES

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 1204 as shown on the Plat of Windsor Tower Condominium Apartments, as of record in Book 5200, page 71, together with an undivided .640% interest in the common elements of 4215 Harding Road Homeowners' Association as described in Book 5313, page 338, et seq. Register's Office for said County.

Being the same property conveyed to Enoch B. Stephenson and wife, Louise Wells Stephenson, by deed from Daniel M. Fleming, unmarried, as of record in Book 5784, page 52.

This conveyance is made subject to (1) Limitations and conditions imposed by the "horizontal Property Act" as set out in Code Sections 64-2701 to 22, both inclusive of the Tennessee Code Annotated, as amended; (2) Terms, provisions, covenants, conditions, easements and rights established by and contained in the Master Deed of 4215 Harding Road Homeowners' Association, filed July 19, 1978 and recorded in Book 5313, page 338, including the plat recorded in Book 5200, page 71 and the By-Laws of said Association recorded in Book 5313, page 358; (3) Any lien or other obligation to pay assessments for prorated expenses of administration and of maintenance and repair of the common elements, general and limited of the building of any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insured indemnity is insufficient to cover the cost of such reconstruction as set out Master Deed in Book 5313, page 338;

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1982 taxes which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 3rd day of June, 1982.

Enoch B. Stephenson

Louise Wells Stephenson

MY COMMISSION EXPIRES:

Notary Public

OFFICIAL RECEIPT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5894 PAGE 175

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Enoch B. Stephenson and wife, Louise Wells Stephenson the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 3rd day of June, 1982.

My commission expires: 7-18-82

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $95,000.00

Affiant Madeline J. Jones

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF June 1982.

MY COMMISSION EXPIRES: 7-18-82 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM ENOCH B. STEPHENSON AND WIFE

TO MADELINE J. JONES

G. 9 4 2 3 2

IDENTIF. REFERENCE

JUN 4 11 58 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Please Return to: Box 36
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 5894 PAGE 176

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
#				

95000.00- CO
247.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 253.50-
0874A06/04/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.94232

IDENTIF. REFERENCE

JUN 4 11 58 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 884688