BOOK 5944 PAGE 288

FELIX P. ELLSWORTH, REGISTER
DAVIDSON COUNTY, TN
OCT 1 11 02 AM '82

IDENTIF. REFERENCE

H 10896

RUSH

This instrument prepared by:
Graham B. Boyce, Attorney
2300 21st Avenue, South
Nashville, Tennessee 37212

Address New Owner(s)	Send Tax Bills To:	Map & Parcel #
Unit B-3 Villager Condominiums 2601 Hillsboro Road Nashville, Tennessee	Same	117-3-B Parcel 19

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, Dennis W. Petty and wife, Cheryl H. Petty, hereinfater called the Grantors, have bargained and sold and by these presents do transfer and convey unto Villager Homeowners Association hereinafter called the Grantee, its successors and assigns, a certain condominium apartment in Davidson County, Tennessee, described as follows: TO WIT:

Unit No. B-3, Parcel No. 19, in a horizontal property regime which is located on the plat of Villager Condominium, of record in Book 5200, page 20, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Dennis W. Petty and wife, Cheryl H. Petty, by deed from Andrews Properties, Inc. and Cherokee Properties, Inc. of record in Book 5536, page 311, 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 697, including among other conditions and requirements, assessments, liens, use and occupancy restrictions and other undertakings all as set out and provided in said Master Deed and exhibits appended thereto reference to whichis here made. Said property is further subject to two deeds of trust. The Title Insurance Company of Minnesota 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), its successors 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 uncumbered, unless otherwise herein set out;

10/01 33.20- CHECK

1896

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), its successors 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.

Dennis W. Petty
DENNIS W. PETTY

Cheryl H. Petty
CHERYL H. PETTY
By Dennis W. Petty, attorney-in-fact
by authority of instrument of record in
Book 5944 Page 287, R.O.D.C., Tenn.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named, Dennis W. Petty and Cheryl H. Petty, the bargainors, with whom I am personally acquainted, and who ackowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 30th day of September, 1982.

Joan R. Miles
NOTARY PUBLIC

My Commission Expires: 4/22/86

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $29,500.00.

Dennis W. Petty

SWORN TO AND SUBSCRIBED
BEFORE ME THIS 30th DAY
OF Sept., 1982.

Joan R. Miles
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/22/86

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

RECEIVED OF _____

FOR _____

BOOK 5944 PAGE 290

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
			29500.00-	CO
			76.70	CO TX
			.50	PRFEE
			6.00	WDEED
				CHECK 83.20-
			1896A10/01/82	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 1 0 8 9 6

IDENTIF. REFERENCE

Oct 1 11 02 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 902655