OFFICIAL RECEIPT

RKW:bnc
2/24/83

THIS INSTRUMENT PREPARED BY:

R. Kreis White
GUENTHER & WHITE
Attorneys at Law
306 Nashville City Bank Building
315 Union Street
Nashville, Tennessee 37201
(615) 256-6681

BOOK 6012 PAGE 691

LIMITED WARRANTY DEED

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Numbers
Emily Ann Rickard & Anna Lee Rickard	Same	Map 135-8-A-705
(Name)		
705 Longhunter Court		
(Address)		
Nashville, Tennessee 37217		
(City) (State)		

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, and other good and valuable consideration, receipt of all of which is hereby acknowledged, M. JENELL STRICKLAND, unmarried, (hereinafter called "Grantor") has this day bargained and sold, and does hereby transfer and convey unto EMILY ANN RICKARD, unmarried and ANNA LEE RICKARD, married, (hereinafter called "Grantees,") as tenants in common certain real estate in Davidson County, Tennessee, as follows:

Unit No. 705 of Nashboro Village Nineteen Condominium, a condominium or horizontal property regime established by Master Deed of record in Book 5333, page 957, Register's Office for Davidson County, Tennessee, and shown on a Plan of record in Book 5200, page 80, said Register's Office.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said Master Deed (and By-Laws which form a part thereof), including, without limitation, such Unit's undivided percentage interest in the land and common elements, and its interest in any appurtenant limited common elements.

Subject, however, to all of the provisions, conditions, restrictions, burdens and undertakings contained in the said Master Deed and the Plan, all of which the Grantee does assume and agree to observe and perform, including, but not limited to, the payment of assessments.

BEING the same property conveyed to Grantor by deed from 215½ Trading Corporation of record in Book 5427, page 449, said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining to the said Grantees, their heirs and assigns, in fee simple forever.

AND GRANTOR does hereby covenant with Grantees that she is lawfully seized and possessed of the aforesaid real estate; that she has a good right to sell and convey the same; and that the same is unencumbered, except for (1) all provisions, including, without limitation, all conditions, covenants, encumbrances, restrictions, burdens, and undertakings contained in the said Plan and Master Deed, and any amendments thereto; (2) all zoning ordinances and easements and restrictions of record; and (3) real estate taxes and assessments for the current year.

AND Grantor further covenants and binds herself, her successors and assigns to warrant and forever defend the title to said real estate against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise.

IN WITNESS WHEREOF, Grantor has signed her name hereto on this 25 day of February, 1983.

Mary Jenell Strickland 2/25/83
M. JENELL STRICLAND

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $50,602.12.

Emily Ann Rickard
AFFIANT

R. REIS WHITE
NOTARY PUBLIC
STATE OF TENN.

Sworn to and subscribed before me this 28th day of February, 1983.

R. Reis White
NOTARY PUBLIC
My commission expires: 4/20/86

OFFICIAL RECEIPT

STATE OF FLORIDA)
)
COUNTY OF ORANGE)

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Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared M. JENELL STRICKLAND, the bargainor, with whom I am personally acquainted, and who, upon oath, acknowledged that she, executed theforegoing instrument for the purposes therein contained, by signing her name.

WITNESS my hand and seal, at office at Orlando, Florida, this 25th day of February, 1983.

Martha L. Albert
NOTARY PUBLIC

My commission expires:

NOTARY PUBLIC STATE OF FLORIDA AT LARGE
COMMISSION EXPIRES DEC 21 1983
BONDED THRU GENERAL INS. UNDERWRITERS

H 3 3 1 8 5.

IDENTIF. REFERENCE

FEB 28 2 45 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			50602.12-	CO
			131.56	CO TX
			.50	PRFEE
			9.00	WDEED
			CHECK	141.06-
9781	A02/28/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 3 1 8 5.

IDENTIF. REFERENCE

FEB 28 2 45 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 931855