This Instrument Prepared By Harris A. Gilbert, Attorney, 13th Floor, Third National Bank Building, Nashville, Tennessee 37219.

WARRANTY DEED

BOOK 6021 PAGE 326

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
HUBERT W. DUTTON, JR. and wife, KATHLEEN DUTTON (NAME)	Same (NAME)	64-12A-
822 Little Karen Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 822
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of EIGHTY-NINE THOUSAND NINE HUNDRED EIGHTY-FIVE AND NO/100's ($89,985.00)---------- Dollars,

Paid by HUBERT W. DUTTON, JR. and wife, KATHLEEN DUTTON, receipt and sufficiency of which is hereby acknowledged,

we, Harris A. Gilbert, Trustee, and Norman W. Ginsberg, Trustee,

have this day bargained and sold, and do hereby transfer and convey unto the said HUBERT W. DUTTON, JR. and wife, KATHLEEN DUTTON,

certain real estate in Davidson County, Tennessee, as follows: the Grantees herein, their ~~successors~~ heirs and assigns,

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 822, of Fox Run Condominiums, Section 2, as of record in Book 5200, page 148, Register's Office for said County, to which reference is hereby made for a more complete and accurate description of said unit.

BEING property conveyed to Harris A. Gilbert, Trustee, and Norman W. Ginsberg, Trustee, with either of them having the full power to convey, dispose, mortgage, sell or transfer said property, without the joinder of any beneficiary, by deed from Kyle R. Weems, Trustee, of Hamilton Mortgage Corporation, as of record in Book 5171, page 195, and Book 5171, page 197, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 89,985.00

Subscribed and sworn to before me, this the 15th day of MARCH 19 83

Affiant

My commission expires: July 21, 1984 (Affix Seal)

Notary Public

unimproved (_)
This is improved (X) property, known as ..... (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their ~~successors~~ heirs and assigns forever; we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered SEE RESTRICTIONS ON REVERSE.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their ~~successors~~, heirs 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.

Witness our hands this 15th day of MARCH, 1983, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date

Harris A. Gilbert, Trustee — Norman W. Ginsberg, Trustee

HARRIS A. GILBERT, TRUSTEE — NORMAN W. GINSBERG, TRUSTEE

CHECK

OFFICIAL RECEIPT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6021 PAGE 327

Personally appeared before me, the undersigned ....., *a Notary Public in and for said County and State,*

Harris A. Gilbert, Trustee, and Norman W. Ginsberg, Trustee,

the within named 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 Hermitage, *Tennessee, this* 15th *day of* March, *19*83.

Gail M. Griffin *Notary Public*

Commission expires July 21, 1984

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* ....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

Conveyance of such property is made expressly subject to the following: (1) The Plan of record in Book 5200, page 148, said Register's Office, shows an Owner's Certificate, and certain easements and set-back lines; (2) The premises herein is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, as amended, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration 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 thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, liens, assessments and other undertakings contained in the Master Deed as of record in Book 5535, page 713, Register's Office for Davidson County, Tennessee; and as corrected by Deed of Correction of record in Book 5895, page 516, said Register's Office; (3) Taxes for the current year which have been prorated and the payment of which has been assumed by the grantee.

WARRANTY DEED

FROM
HARRIS A. GILBERT, TRUSTEE
& NORMAN W. GINSBERG, TRUSTEE
TO

HUBERT W. DUTTON, JR. and
wife, KATHLEEN DUTTON

RUSH

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4411
NASHVILLE, TENNESSEE 37238

IDENTIF. REFERENCE

H 3 6 2 3 4

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6021 PAGE 328

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
			65935.00- CO	
			234.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	240.50-
3422A	03/15/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

RECEIVED FOR RECORD
MAR 15 2 42 PM '83
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

H 3 6 2 3 4

No. 935373