This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 6039 PAGE 13

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Jewell M. Gardner	First Tennessee Bank	103-16B Par. 13
(NAME) Unit 202 Windsor Tower 4215 Harding Rd.	(NAME) P. O. Box 474	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37205	(STREET ADDRESS) Memphis, TN 38101	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ----------
----------($10.00) ----------
Dollars,

cash in hand paid by Jewell M. Gardner, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Joseph Grosz and wife, Colleen Grosz,

have this day bargained and sold, and do hereby transfer and convey unto the said Jewell M. Gardner, her

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Unit No. 202 as shown on the Plat of Windsor Tower Condominium Apartments of record in Book 5200, page 71, Register's Office for Davidson County, Tennessee, together with an undivided .765% interest in the common elements of 4215 Harding Road Homeowners' Association, as described in Book 5313, page 338, et seq., said Register's Office.

The above described property was conveyed to Joseph Grosz by deed from Windsor Tower, Inc., a Tennessee corporation, of record in Book 5769, page 439, Register's Office for said County.

This conveyance is made subject to terms, provisions, conditions, restrictions, etc. as set out in the Master Deed of 4215 harding Road Homeowners' Association, of record in Book 5313, page 338, including the plat recording in Book 5200, page 71, said Register's Office; and easements as set out in book 3956, page 943, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 75,000.00

Subscribed and sworn to before me, this the 13th day of April 19 83

Affiant Jewell M. Gardner

My commission expires: 4/8/84 (Affix Seal)

Notary Public Mary Ernst

This is improved (X) unimproved ( ) property, known as Unit 202 Windsor Tower, 4215 Harding Rd., Nashville, TN
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Jewell M. Gardner, her
(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.*, except for 1983 taxes which are prorated and assumed by the purchaser.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jewell M. Gardner, her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 13th *day of* April, 19 83 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Colleen Grosz by
Steve Hilbert as
attorney in fact,

Joseph Grosz by
Steve Hilbert as
attorney in fact

OFFICIAL RECEIPT
FELIX Z. WILSON, II

BOOK 6039 PAGE 14

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

.....

.....

the within named bargainor....., *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..... *Tennessee, this*.....*day of*....., *19*.....

.....*Notary Public*

Commission expires.....

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.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of April, 1983, before me personally appeared Steve E. Billirakis, to me known to be the person who executed the foregoing deed in behalf of Joseph Grosz and wife, Colleen Grosz, and acknowledged that he executed the same as the free act and deed of said Joseph Grosz and wife, Colleen Grosz.

Witness my hand and official seal at office in Nashville, Tennessee, this 13th day of April, 1983.

Mary Ensley
Notary Public

My commission expires: 4/8/84

WARRANTY DEED

FROM
Joseph Grosz and wife,
Colleen Grosz

TO

Jewell M. Gardner

FEE $ 11.00 REGISTER'S
DAVIDSON COUNTY, TN

Apr 15 2 19 PM

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

IDENTIF. REFERENCE

H 42135

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

G-24/837

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6039 PAGE 15

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			75000.00- CO	
			195.00 COTX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	201.50-
0572A04/15/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 2 1 3 5

IDENTIF. REFERENCE

APR 15 2 PM '83

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 942289