File 8

H 43437

BOOK 6042 PAGE 857

This Instrument Prepared By:

D.K. Campbell-Bell
INGRAHAM, CORBETT & ZINN
2114 Parkway Towers
Nashville, TN 37219

IDENTIF. REFERENCE

APR 22 9 59 AM '83

PEGGY J. WILSON II REGISTER
DAVIDSON COUNTY, TN

New Owner:	Send Tax Bill:	Map-Parcel No.:
Elizabeth M. Ansley 5025 Hillsboro Road, Unit 22F Nashville, Tennessee 37215	Commerce Union Bank One Commerce Place, Real Estate Div. Nashville, TN 37219	131-1-D-193 7DA-76392

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Fifty-seven Thousand Nine Hundred and No/100 Dollars ($57,900.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Mary Ellen Powers (single), as GRANTOR herein has bargained and sold and by these presents hereby transfers and conveys unto the said Elizabeth M. Ansley, as GRANTEE herein, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Unit No. 193 as shown on the Plat of Georgetown Apartments, a Condominium, of record in Book 5200, Page 4, Register's Office for Davidson County, Tennessee, together with an undivided .410% interest in the common elements of 5025 Hillsboro Homeowners' Association, as described in Book 5211, Page 325, et seq., said Register's Office. Said Unit is also known as Apartment No. 22F. The GRANTOR's interest in the common elements is subject to an easement for sanitary sewers and/or storm drainage improvements of record in Book 4308, Page 575, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Mary Ellen Powers by deed from Wade B. Winnett of record in Book 5714, Page 109, Register's Office for said county.
>
> As part of the consideration for this transfer, GRANTEE agrees to be bound by the terms, covenants, and restrictions set forth in Master Deed for 5025 Hillsboro Homeowner's Association, of record in Book 5211, Page 325, and its attendant Bylaws of record in Book 5211, Page 345, as both amended in Book 5616, Page 133, said Register's Office.

3137

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, her heirs and assigns, forever. And the GRANTOR covenants with said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. The GRANTOR further covenants and binds her heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 21st day of ~~March~~ April, 1983.

Mary Ellen Powers

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Ellen Powers, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 21st day of April, 1983.

Anita Appleton
Notary Public

ANITA APPLETON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires 10-19-86.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $57,900.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Mary Ellen Powers
Affiant

Sworn to and subscribed to before me this the 21st day of April, 1983.

Anita Appleton
Notary Public

ANITA APPLETON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires 10-19-86.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6042 PAGE 859

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
			57900.00- CO	
			150.54 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 157.04-	
2137A04/22/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4343 7

IDENTIF. REFERENCE

APR 22 9 59 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 943810