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

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Claudyne G. Hitchman & James K. Hitchman	Same	64-12A-718
(NAME)	(NAME)	
718 Blue Brick Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	6081 PAGE 620
Hermitage, TN 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of

SEVENTY-EIGHT THOUSAND FIVE HUNDRED AND NO/100's ($78,500.00)---- *Dollars,*

Paid by CLAUDYNE G. HITCHMAN & JAMES K. HITCHMAN,

receipt and sufficiency of which is hereby acknowledged,

Fox Run Company, Inc., a Tennessee corporation,

has *this day bargained and sold, and* does *hereby transfer and convey unto the said*

CLAUDYNE G. HITCHMAN & JAMES K. HITCHMAN

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

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 718, of Fox Run Condominiums, First Revision - Part of Section 2, as of record in Book 5200, page 357, Register's Office for said County, to which reference is hereby made for a more complete and accurate description of said unit.

BEING part of the property conveyed to FOX RUN COMPANY, INC., by deed from Harris A. Gilbert, Trustee and Norman W. Ginsberg, Trustee, of record in Book 6075, page 159, Register's Office for Davidson County, Tennessee and rerecorded in Book 6081, page 541, said Register's Office. Said deeds being corrected by Quitclaim Deed of Correction of record in Book 6172, page 508, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 78,500.00

Affiant

Subscribed and sworn to before me, this the 17 day of October, 1984

Notary Public

My commission expires: 1-19-1988
(Affix Seal)

This is improved ( ) unimproved (X) property, known as 718 Blue Brick Drive, Hermitage, Tennessee 37076
(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 17th *day of* October, 19 84, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

FOX RUN COMPANY, INC.

BY: HARRIS A. GILBERT, SECRETARY

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 6107 PAGE 821

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

Witness my hand and seal, at office in Nashville, Tennessee
this 17 *day of* October, *19*84

Commission expires 1-19-1988 James D. Stalker *Notary Public*

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; and Second Deed of Correction of record in Book 5936, page 301, 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
FOX RUN COMPANY, INC.

TO
CLAUDYNE G. HITCHMAN &
JAMES K. HITCHMAN

RUSH

157872

IDENTIFICATION REFERENCE

OCT 19 1 59 PM '84

DAVIDSON COUNTY, TN

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

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6407 PAGE 822

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

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

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

78500.CO- CAMT.
204.10 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 210.60-
0304A10/19/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 57872

IDENTIF. REFERENCE

Oct 19 1 59 PM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No.0078559