FROM: PAMELA QUILLEN

This Instrument Prepared By:

Thomas N. Jones
Attorney at Law
405 Main Street
Franklin, TN 37064

TO: MARJORIE ANNE BARR

BOOK 6417 PAGE 801

Address New Owner:	Send Tax Bills To:	Map/Parcel Number:
Marjorie Anne Barr	Metropolitan Federal	60U D9558
5758 Stonebrook Drive	230 Fourth Ave. North	160-146
Brentwood, Tn. 37027	Nashville, Tn. 37219	

WARRANTY DEED

FOR AND IN CONSIDERATION OF One ($1.00) Dollar, cash in hand paid, the receipt of which is hereby acknowledged, and other valuable consideration, which includes the assumption of a note secured by a Deed of Trust recorded in Book 6254, page 146, Register's Office for Davidson County, Tennessee I, Pamela Quillen (unmarried) have this day bargained and sold and do hereby transfer and convey unto Marjorie Anne Barr her heirs and assigns, the following described tract or parcel of land lying located and being in Davidson County, Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being a part of the Plan of Brentwood Trace, Section Two, a Horizontal Property Regime, as of record in Book 5200, pages 376, and 377, said Register's Office, the part hereby described being:

Being Unit No. 5758 on said Plan as shown in and described by the Master Deed establishing Horizontal Property Regime with respect to Brentwood Trace Condominiums, Section Two.

Being the same property conveyed to Pamela Quillen by deed from Tony W. Fletcher et ux of record in Book 6254, page 143, Register's Office for Davidson County, Tennessee and by quitclaim deed of Richard Michael Dickson conveying any marital right he may have of record in Book _____, page _____, Register's Office for Davison County, Tennessee.

TO HAVE AND TO HOLD the said lands with the improvements and appurtenances thereunto belonging to the said Grantee her heirs and assigns, forever.

AND WE COVENANT with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and that it is unencumbered except as follows:

1. Taxes for the year 1984 are a lien against the property, and same are due and payable. Said taxes have been prorated between the parties, with grantor paying her pro rata part of said taxes to grantee, who will be responsible for payment of 1984 taxes when they become due and payable.

2. Applicable building and zoning regulations.

3. Such state of facts as an accurate survey would disclose.

4. All existing highway, roadway, and utility easements.

5. The Plan of record in Book 5200, pages 376 and 377, said Register's office, shows an owners certificate, certain minimum building setback lines and certain easements, and widening of Old Hickory Boulevard and limited access from Old Hickory Boulevard.

6. Limitations and conditions imposed by the "Horizontal Property Act" as set out in Code Sections 64-2701, et seq., of the Tennessee Code Annotated, as amended.

7. Terms, provisions, covenants, conditions, easements and rights established by and contained in the Master Deed of Brentwood Tract Condomimiums, Section Two, a Horizontal Property Regime of record in Book 5818, page 915, said Register's office, including the plat of in Book 5200, pages 376 and 377, said Register's Office, and the By-Laws of Brentwood Trace Condomimiums, Section Two, of record in Book 5818, page 925, said Register's Office, as amended in Book 5868, page 70, said Register's Office.

8. Any lien or other obligation to pay assessments for prorated expenses of administration of maintenance and repair of the common elements, general and limited of the building and any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insurance indemnity is insufficient to cover the cost of such reconstruction as set out in the By-Laws of record in Book 5818, page 915, said Register's Office, as amended in Book 5868, page 70, said Register's Office.

AND I DO FURTHER COVENANT and bind myself, my heirs and representati to warrant and forever defend the title to said property to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND on this 29 day of October 1984.

Pamela Quillen

PAMELA QUILLEN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me Thomas N. Sinex a Notary Public in and for said County and State, Pamela Quillen the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tn. 37064 on this the 29 day of Oct., 1984.

Thomas N. Jr.
NOTARY PUBLIC

My Commission Expires:

6/1/87

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STATE OF TENNESSEE, WILLIAMSON COUNTY

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 61955.54, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale. Affiant ✓ Marjorie Anne Bass

Subcribed and sworn to before me this the 29 Day of Oct. 1984

Thomas N. Jr.
Notary Public

My Commission Expires: 6/1/87

160947

IDENTIFICATION REFERENCE

Nov 2 8 49 AM '84

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			61958.54- CAMT.	
			161.20 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	170.70-
4019A11/02/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

160947

IDENTIF. REFERENCE

Nov 2 8 49 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0082160