Fil 37

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Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Phyllis K. Rettew 4500 Post Rd. #D-39 Nashville, TN 37205	Same as owner	to be P/O 103-14-0-A 039.00

This instrument prepared by: Boult, Cummings, Conners & Berry (JEM)
P.O. Box 198062, Nashville, Tennessee 37219

WARRANTY DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, The Hillwood Homeowners' Association ("Grantor"), a Tennessee non-profit corporation, has bargained and sold, and hereby transfers and conveys to Phyllis K. Rettew ("Grantee"), her heirs and assigns, certain land in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to Grantee, her heirs and assigns, forever.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year, which will be paid by Grantee.

2. Master Deed and By-laws of The Hillwood, a horizontal property regime, of record in Book 5280, page 464, Register's Office for Davidson County, Tennessee.

The Property is hereby declared to be subject to the Master Deed and By-Laws described above, as they may be amended. The Property shall be subject to assessments for maintenance fees and all other purposes at the same rate (on a square footage basis) as other living spaces within The Hillwood. Additionally, the Grantor retains the right to access at any time to the circuit breaker box located within the Property.

Grantor covenants with Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered except as set forth herein.

11/16 54.00 - CHECK

7316

Grantor further covenants to warrant and forever defend the title to the Property to Grantee, Grantee's heirs and assigns against the lawful claims of all persons.

Executed this 12th day of November, 1984.

THE HILLWOOD HOMEOWNERS' ASSOCIATION

By: _____
James R. Patrick, Director

By: _____
Robert B. Rodgers, Director

By: _____
Sylvia Shepard, Director

By: _____
William W. Moore, Jr., Director

By: _____
John E. Murdock III, Director

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $17,500.00.

_____
Affiant

Subscribed and sworn to before me this 12th day of November, 1984.

_____
Notary Public
My commission Expires: 9/21/85
(Commission transferred to Davidson County and Washington County, Tennessee, effective 1/18/82).

NOTARY PUBLIC COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Una J. Thomas, a Notary Public of the State and County aforesaid, personally appeared James R. Patrick, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Director of The Hillwood Homeowner's Association, the within named bargainor, a Tennessee non-profit corporation, and that he as such Director, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Director.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 12th day of November, 1984.

Una J. Thomas
Notary Public

My Commission Expires: 7/31/85
(Commission transferred to Davidson County from Washington County, Tennessee, effective 1/18/82).

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Una J. Thomas a Notary Public of the State and County aforesaid, personally appeared Robert B. Rodgers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Director of The Hillwood Homeowner's Association, the within named bargainor, a Tennessee non-profit corporation, and that he as such Director, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Director.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 12th day of November, 1984.

Una J. Thomas
Notary Public

My Commission Expires: 7/31/85
(Commission transferred to Davidson County from Washington County, Tennessee, effective 1/18/82).

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Vera J. Thomas, a Notary Public of the State and County aforesaid, personally appeared Sylvia Shepard, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Director of The Hillwood Homeowner's Association, the within named bargainor, a Tennessee non-profit corporation, and that she as such Director, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Director.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 13th day of November, 1984.

Vera J. Thomas
Notary Public

My Commission Expires: 7/19/85
(Commission transferred to Davidson County from Washington County, Tennessee, effective 1/16/82).

VERA J. THOMAS NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Vera J. Thomas, a Notary Public of the State and County aforesaid, personally appeared William W. Moore, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Director of The Hillwood Homeowner's Association, the within named bargainor, a Tennessee non-profit corporation, and that he as such Director, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Director.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 13th day of November, 1984.

Vera J. Thomas
Notary Public

My Commission Expires: 7/19/85
(Commission transferred to Davidson County from Washington County, Tennessee, effective 1/16/82).

VERA J. THOMAS NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Lee J. Thomas, a Notary Public of the State and County aforesaid, personally appeared John E. Murdock III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Director of The Hillwood Homeowner's Association, the within named bargainor, a Tennessee non-profit corporation, and that he as such Director, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Director.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 9th day of November, 1984.

Lee J. Thomas
Notary Public

My Commission Expires: 1/18/85

(Commission transferred to Davidson County from Washington County, Tennessee, effective 1/18/82).

LEE J. THOMAS NOTARY PUBLIC DAVIDSON COUNTY, TN

EXHIBIT "A"

Land in Davidson County, Tennessee, being more particularly described as Unit D-49.1, shown as Unit D-37 on the drawing of Building "D" (lower) on the plan of The Hillwood, of record in Book 5200, page 43, Register's Office for Davidson County, Tennessee.

Not being the same property described as Unit D-37 and conveyed in instrument of record in Book 5327, page 267, said Register's Office.

Being part of the property conveyed to The Hillwood Homeowner's Association from various parties by Quitclaim Deed of record in Book 6349, page 650, said Register's Office.

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IDENTIF. REFERENCE

Nov 16 12 30 PM '84

FELIX ... REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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
			17500.00- CAMT.	
			45.50 CSTAX	
			.50 PRFEE	
			18.00 WDEED	
			CHECK	64.00-
7816A11/16/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 4 0 9 0

IDENTIF. REFERENCE

Nov 16 12 30 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0085833