Send Tax Bill To: Walter V. Doscher, III and wife, Bonnie J. Doscher
[redacted] 27th Avenue South, Nashville, TN 37212

49

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

Affiant Sonya Loper

Subscribed and sworn to before me this 21st day of December, 1984.

Notary Public
My Commission Expires: [illegible]

CLERK & MASTER'S DEED

PREPARED BY HOWARD H. BARTON, CLERK & MASTER

STATE OF TENNESSEE, BEDFORD COUNTY

BOOK 6461 PAGE 979

WHEREAS, in pursuance of a decree of the Chancery Court at Shelbyville, for the County of Bedford, Tennessee, rendered at an adjourned term, on the 25th day of October, 1984, in the cause of John Burns, et ux Complainants and Angela Kathleen Burns Defendant, and entered on page 895 of Minute Book 16. The Court approved and confirmed a sale of the one-sixth (1/6) undivided interest of Angela Kathleen Burns in the real estate herein described to Walter V. Doscher, III et ux Bonnie J. Doscher for the consideration recited therein, and

WHEREAS the said Court, by its said decree, divested all the right, title, and interest of the said one-sixth (1/6) undivided interest in said land out of the defendant to said suit, and vested the same in the said purchasers, Walter V. Doscher, III and Bonnie J. Doscher , and authorized and directed the Clerk and Master of said Court to execute and deliver to said purchasers a deed conveying the one-sixth (1/6) undivided interest of Angela Kathleen Burns in said land to them.

Now, therefore, in consideration of the premises and the aforesaid sums so paid, I, HOWARD H. BARTON, Clerk and Master of said Court, do hereby transfer and convey to said Walter V. Doscher, III and Bonnie J. Doscher, their heirs and assigns, the one-sixth (1/6) undivided interest of Angela Kathleen Burns in said land, which is located in Davidson County, Tennessee, and more particularly described as follows:

> Unit No. D-1, Parcel No. 49, in a horizontal property regime which is located on the plat of Villager East Condominium, of record in Book 5200, page 235, Register's Office for Davidson County, Tennessee.
>
> Being part of the same property conveyed to Andrews Properties, Inc. and Cherokee Properties, Inc. by deed from Villager Associates, Inc., of record in Book 5433,

STATE TRANSFER TAX IN CONNECTION WITH THIS CONVEYANCE IS BEING PAID WITH WARRANTY DEED WHICH IS BEING RECORDED IMMEDIATELY PRIOR TO THE RECORDING HEREOF.

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Page 817, Register's Office of Davidson County, Tennessee.

This conveyance is amde subject to the provisions of the Tennessee "Horizontal Property Act", as the same is set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements 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 thereof; and also including without limitations all conditions, convenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Villager Condominums of Record in Book 5457, Page 298, Register's Office for Davidson County, Tennessee, and is subject to the Bylaws for the administration thereof, which are appended to the Master Deed as Exhibit "C" thereto of record in Book 5457, Page 338, said Register's office, and a Deed of Correction in Book 5553, Page 336, including among other conditions and requirements, assessments, liens, use and occupancy restrictions and other undertakings all as set out and provided in said Master Deed and exhibits appended thereto reference to which is here made. Said property is further subject to two Deeds of Trust. The Title Insurance Company of Minnesota has issued or shall issue affirmative title insurance against the enforcement or attempted enforcement of these Deeds of Trust. Being the same real property referred to in Book 5627, Page 106 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with all the hereditaments and appurtenances thereto belonging to the said Walter V. Doscher, III and Bonnie J. Doscher their heirs and assigns, forever.

Angela Kathleen Burns and Angela K. Burns is one and the same person.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name as said Clerk and Master on this the 27th day of November, 1984.

I.D. 173546

IDENTIF. REFERENCE

Dec 31 9 54 AM '84

DAVIDSON COUNTY, TN

Howard H. Barton
CLERK & MASTER

STATE OF TENNESSEE)
BEDFORD COUNTY)

Personally appeared before me, Sally R. Moulder, Notary Public of said County, the within named, Howard H. Barton, Clerk & Master of the Chancery Court, with whom and whose official position I am personally acquainted, and acknowledged the execution of the foregoing Deed, on the day it bears date, and for the purpose therein expressed.

WITNESS MY HAND AND SEAL, this 27th day of November, 1984.

Sally R. Moulder
Notary Public at Large

My Commission Expires:
July 13, 1988