This deed prepared by: ( ) Randolph H. Schneider, Attorney at Law, P.O. Box 724386
Atlanta, Georgia. 30339

6043

BOOK 6500 PAGE 363

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

SAFECO TITLE INSURANCE COMPANY

WARRANTY DEED

AE #7446
FILE NO. ERM #497AB-80-12898

STATE OF TENNESSEE COUNTY OF DAVIDSON

THIS INDENTURE, Made the 6 day of June, 1984
between RALPH A. LUKOWIAK, unmarried

of the County of DAVIDSON, and State of TENNESSEE as party or parties of the first part, hereinafter called Grantor, and

HAROLD CARR AND WIFE, KAREN P. CARR,

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of Ten Dollars and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee,

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 121 on the Plan of Hampton Place Townhomes, of record in Book 5200, page 421, said Register's Office, to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Hampton Place Joint Venture by deed from David R. Emery, Trustee of record in Book 5674, page 288, Register's Office for Davidson County, Tennessee, and to Ralph A. Lukowiak, by deed of record in Book 5991, page 482, said Register's Office.

This conveyance is made subject to all 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; 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, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal property Regime of Hampton Place Townhomes, of record in Book 5891, page 897, said Register's Office, and By-Laws of record in Book 5891, page 937, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants and easements of record.

08/27 341.90- CHECK

4397

Address of Grantee	Mail Tax Notice to	Map Parcel No.
Harold Carr et ux 121 Hampton Place Nashville, Tennessee 37215	Fidelity Federal Savings & Loan 401 Union Street Nashville, TN 37219	117-7-C 121 7DA-90532

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appeartaining, to the only proper use, benefit and behoof of Grantee forever in FEE SIMPLE.

Grantor warrants and will forever defend the right and title to the above described property unto Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the day and year above written.

Ralph A. Lukowiak

RALPH A. LUKOWIAK

STATE OF New Jersey
COUNTY OF Morris

On this the 5th day of June, 1984, before me personally appeared RALPH A. LUKOWIAK, unmarried

to me known to be the person or persons described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and notarial seal.

Barbara Weiler

Notary Public

My Commission Expires:

BARBARA WEILER
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Sept. 16, 1988

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FEB 27 2 19 PM '85
FELIX Z. HILL, REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. REFERENCE

1.8.5.7.3.2

The undersigned Grantee hereby swears or affirms that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 129,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Karen Carr

Subscribed and sworn to before me on this the 27th day of February, 1985.

Christy Wilkins Ivey

Notary Public

My Commission Expires:

Nov 1, 1987

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6500 PAGE 365

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

129000.00- CAMT.
335.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 341.90-
4397A02/27/65 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 5 7 3 2

IDENTIF. REFERENCE

FEB 27 2 18 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 111704