SUBLEASE AND CONVEYANCE OF CONDOMINIUM APARTMENT

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:]	MAP-PARCEL NO.]
[Frances Skelly	[ ]	Map 129-11-A]
[441 Siena Drive	[Same]	Parcel 441]
[Nashville, TN 37205	[ ]	]
[THIS INSTRUMENT PREPARED BY: Barrett B. Sutton, Jr., White & Reasor, 3305 West End Avenue, Nashville, TN 37203		]

[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 10th day of July, 1985.
[
[NOTARY PUBLIC
[MY COMMISSION EXPIRES: 5-13-89

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND NO/100 ($10.00) DOLLARS, cash in-hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Marie C. Hobbs (the "Grantor") has bargained, sold, and leased, and by these presents does transfer, convey and lease unto Frances Skelly, unmarried (the "Grantee"), her heirs and assigns, Grantor's leasehold estate and all right, title, and interest to a certain condominium apartment in Davidson County, Tennessee, described as follows, to-wit:

Unit 441 created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for the Cloister at St. Henry, Phase IB, of record in Book 6237, Page 665, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in said Master Deed. Reference is hereby made to the Plat for The Cloister at St. Henry, Phase IB, attached as Exhibit "B" to said Master Deed for proper identification.

J 2 0 0 7 5

IDENTIF. REFERENCE

JUL 11 3 10 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Being part of the property leased to St. Henry's Property Development, Inc. by Ground Lease of record in Book 6208, Page 137, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Grantor by Sublease and Conveyance of Condominium Apartment of record in Book 6598, Page 430, said Register's Office.

This conveyance and lease is subject to the following:

1. Provisions of Tennessee Code Annotated, Section 64-27-101, et seq.

2. Conditions, restrictions, options, encumbrances, liens, assessments, easements and undertakings contained in the Master Deed for The Cloister at St. Henry, Phase IB, recorded in Book 6237, Page 665, Register's Office for Davidson County, Tennessee, and the Bylaws for The Cloister at St. Henry, recorded in Book 6042, Page 650, Register's Office for Davidson County, Tennessee.

3. Sanitary Sewer and/or Storm Easement of record in Book 4191, Page 157, Register's Office for Davidson County, Tennessee.

4. Real estate taxes for 1985.

5. Ground Lease of record in Book 6208, Page 137, said Register's Office.

This is improved property known as 441 Siena Drive, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said condominium apartment, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs and assigns for the term of the said Ground Lease of record in Book 6208, Page 137, Register's Office for Davidson County, Tennessee, and any extension thereof but not further.

Grantee understands that Grantor is not conveying the real estate in fee simple and this conveyance is both a sublease by Grantor to Grantee of the above-described condominium apartment for the full term of the Ground Lease and any extension thereof, and a conveyance by Grantor of all right, title and interest of the Grantor in the described condominium apartment. By acceptance of this conveyance, Grantee agrees to assume

jointly with The Cloister Owner's Association all obligations of the Grantor under the above-referenced Ground Lease, including payment of all real estate taxes assessed against both land and buildings.

WITNESS my hand, this 10th day of July, 1985.

Marie C. Hobbs
MARIE C. HOBBS
Unmarried

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, Barrett B. Sutton, Jr., a Notary Public in and for said County and State, Marie C. Hobbs, 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 within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of July, 1985.

Barrett B. Sutton, Jr.
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-13-87