This instrument prepared by:
John Jordan, Attorney
4235 Hillsboro Road
Nashville, Tennessee 37215

WARRANTY DEED

From: Hillsboro Property Management Co., Inc., Grantor

BOOK 6650 PAGE 548

To:
Thomas D. Drozd and wife, Mary J. Drozd, Grantees

Address New Owner(s) as Follows:	Send Tax Bills To:	Map and Parcel Numbers
	Same	75-6-A3
Thomas D. and Mary J. Drozd		Field Book Numbers
4202A Sweden Drive		
Hermitage, Tennessee 37076		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $41,900.00.

Mary J Drozd
Affiant

SUBSCRIBED AND SWORN TO before me, this the 4th day of September, 1985.

Notary Public

My Commission Expires: 1/19/88

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) and other good and valuable consideration, Hillsboro Property Management Co., Inc., Grantor, has bargained and sold, and by these presents does transfer and convey unto the said Thomas D. Drozd and wife, Mary J. Drozd, Grantees, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 2A of Hermitage Villa Condominiums as shown by the Master Deed and Bylaws of Hermitage Villa Condominiums of record in Book 6623, page 595, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description of said unit, together with an undivided interest in the common elements of Hermitage Villa Condominiums appurtenant to said unit as defined in the said Master Deed and Bylaws for Hermitage Villa Condominiums.

Being part of the same property conveyed to Hillsboro Property Management Co., Inc., by deed of record in Book 6532, page 553, said Register's Office.

This is improved property.

TO HAVE AND TO HOLD the tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, theirs, heirs, successors, and assigns, forever.

And Grantor does covenant with the said Grantees that he is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

The said land is subject to:

(1) Limitations and conditions imposed by the Horizontal Property Act, as set out in Tennessee Code Annotated, Sec. 64-2704, et seq.

(2) Terms, provisions, covenants, condtiions, easements and rights established by and contained in the Master Deed and Bylaws for Hermitage Villa Condominiums, filed for record in Book 6623, page 595, said Register's Office.

And Grantor does further covenant and bind Grantor, his heirs, successors, and assigns against the lawful claims of all persons whomsoever.

Witness its hand this 4th day of September, 1985.

HILLSBORO PROPERTY MANAGEMENT CO., INC.

By: Gary Waller, Pres.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Gary Waller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be president (or other officer authorized to execute the instrument) of the Hillsboro Property Management Co., Inc., the within bargainor, a corporation, and that he as such executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as president.

Witness my hand and seal, at Office in Nashville, Tennessee, this 4th day of September, 1985.

Notary Public

My Commission Expires: 1/19/88

3472 3

IDENTIFICATION REFERENCE

SEP 9 10 30 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6650 PAGE 550

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

41900.00- CAMT.
108.94 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 115.44-
4834A09/09/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 4 7 2 3

IDENTIFICATION REFERENCE

SEP 9 10 30 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 170616