Box 12

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THIS INSTRUMENT PREPARED BY:
GRACEY, MADDIN, COWAN & BIRD
Attorneys at Law
300 James Robertson Parkway
Nashville, Tennessee 37201

FROM: Vivienne Courtney,
Robert H. Cowan and wife,
Cleo W. Cowan

TO: Teresa A. Mason UNMARRIED

ADDRESS NEW OWNER(S) AS FOLLOWS:

Teresa A. Mason
3600 Hillsboro Road, #G-3
Nashville, TN 37212

SEND TAX BILLS TO:

METROPOLTIAN FEDERAL S & L ASSN
230 4th Avenue, North
NASHVILLE, TN 37219

MAP-PARCEL NUMBERS: 117-11-B-99

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid by the hereinafter named Grantee(s), and other good and valudable considerations, the receipt of which is hereby acknowledged, we, Vivienne Courtney (unmarried) and Robert H. Cowan and wife, Cleo W. Cowan, have bargained and sold, and by these presents do transfer and convey unto the said Teresa A. Mason, UNMARRIED her heirs and assigns, 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, State of Tennessee, described as follows, to-wit:

Unit No. G-3, Parcel No. 99, in a Horizontal Property Regime, which is located on the Plat of The Villager East, of record in Book 5200, page 178, Register's Office for said County, to which reference is here made.

Being the same property conveyed to Vivienne Courtney, Robert H. Cowan and wife, Cleo W. Cowan, by deed from Andrews Properties, Inc., and Cherokee Properties, Inc., as of record in Book 5548, Page 395, Register's Office for Davidson County, Tennessee.

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 Villager East Condominium, as of record in Book 5457, page 298, and the By-Laws appended thereto, of record in Book 5457, page 338, Register's Office for Davidson County, Tennessee.

This is improved property, known as 3600 Hillsboro Road, G-3, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Teresa A. Mason her heirs and assigns, forever.

And we do covenant with the said Teresa A. Mason that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And we, Vivienne Courtney, Robert H. Cowan and wife, Cleo W. Cowan, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Teresa A. Mason her heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hand this 16 day of OCTOBER, 1985.

Vivienne Courtney

Vivienne Courtney

Robert H. Cowan

Cleo W. Cowan

Cleo W. Cowan

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruth Anne Caruthers, a Notary Public in and for said County and State, the within named Vivienne Courtney, unmarried, the 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 (Warranty Deed) for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of October, 1985.

Ruth Anne Caruthers
NOTARY PUBLIC

RUTH ANNE CARUTHERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 4-19-87

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruth Anne Caruthers, a Notary Public in and for said County and State, the within named Robert H. Cowan and wife, Cleo W. Cowan, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument (Warranty Deed) for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of October, 1985.

Ruth Anne Caruthers
NOTARY PUBLIC

My Commission Expires: 4-19-87

RUTH ANNE CARUTHERS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

46460

IDENTIFICATION REFERENCE

OCT 22 3 26 PM '85

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF _____

The actual consideration or value, whichever is greater, for this transfer is $ 36,500.00.

Teresa A. Mason
AFFIANT

Subscribed and sworn to before me, this the 21st day of OCTOBER, 1985.

June E. Atkinson
NOTARY PUBLIC

JUNE E. ATKINSON NOTARY PUBLIC DAVIDSON COUNTY, TN

My Commission Expires: 6/17/88

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

36500.00- CAMT.
94.90 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 104.40-
8953A 10/22/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46460

IDENTIFICATION REFERENCE

Oct 22 3 26 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 184372