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| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| Peggy C. Romersa | Security Federal Savings & Loan Assn. | Part of 75-10 203 |
| (NAME) | (NAME) | |
| 4203-A Sweden Drive | 4235 Hillsboro Road | 4D 34782 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Hermitage, TN 37076 | Nashville, TN 37215 | |
| (CITY) (STATE) (ZIP CODE) | (CITY) (STATE) (ZIP CODE) | |

## WARRANTY DEED

For and in consideration of the sum of ----------($10.00)----------
----------TEN AND NO/100----------DOLLARS
Cash in hand paid by Peggy C. Romersa and other good and valuable consideration the receipt of which is hereby acknowledged.

HILLSBORO PROPERTY MANAGEMENT CO., INC., a Tennessee Corporation
have bargained and sold, and by these presents do transfer and convey unto the said Peggy C. Romersa

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee,

Being Unit No. A of Lot 3 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, 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 for HERMITAGE VILLA CONDOMINIUM 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. a Tennessee Corporation by deed from A.H. Johnson, and wife, Malvin Johnson of record in Book 6532, page 553, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, and setback lines, if any, and easements and rights of way for public utilities applicable to this property and easement for the flow of any waterways.

5 3 0 8
IDENTIFICATION REFERENCE
Dec 9 11 05 AM '85
FEE $ ANY TAXES

unimproved ( )
This is improved (XX) property, known as 4203-A Sweden Drive
(House Number) (Street)

Hermitage, Tennessee 37076
(P.O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, which the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this _____ day of December, 19 85.

HILLSBORO PROPERTY MANAGEMENT COMPANY, INC., a Tennessee Corporation

BY: Barry Waller, Pres.

STATE OF TENNESSEE
COUNTY OF _____

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Personally appeared before me, the undersigned, a Notary Public of said County and State, _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand, at Office in _____, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My Commission Expires: _____

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 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 6 day of December, 1985.

Charline Sharpe
NOTARY PUBLIC

My Commission Expires: 4-20-86

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 41,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Peggy C. Romersa

Sworn to and subscribed before me
this 6 day of December, 19 85.

My commission expires 4-20-85 Notary Public Charline Sharpe

This instrument was prepared by:

John M. Jordan, Attorney, 4235 Hillsboro Road, Nashville, Tennessee 37215
Name Address

WARRANTY DEED

FROM

HILLSBORO PROPERTY MANAGEMENT CO., INC., A Tennessee Corporation

TO

Peggy C. Romersa

UNION TITLE COMPANY, INC.
4235 Hillsboro Road
P.O. Box 158116
Nashville, Tennessee 37215-8116

**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 |
|---|---|---|---|---|
| | | | | |

4190A 8- CO TX
108.94 CO TX
.50 PRFEE
6.00 MO TX
CHECK 115.44-
4291A12/09/65 SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

593388
559338869

DEC 9 11 05 AM 1965
DEED

No. 199322