File #6004 File Box-38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 110
Nashville, Tennessee 37215

BOOK 7247 PAGE 100

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
B. SUSAN TAYLOR (NAME)	John Thomas Taylor (NAME)	Map 117-3-D
258 Hillsboro Place (STREET ADDRESS OR ROUTE NUMBER)	Rt. 2, Box 173 (STREET ADDRESS)	Parcel 258
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Chapel Hill, Tennessee (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~DALTON DEVELOPMENT CORPORATION~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ~~B. SUSAN TAYLOR, Single~~

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS 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. 258 on the Plan of Hillsboro Station Condominiums, as of record in Plat Book 6250, pages 751 - 753, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Dalton Development Corporation, a Tennessee Corporation by deed from Hillsboro Land, Ltd., a limited partnership of record in Book 6505, Page 941, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1987 Taxes, which have been prorated and assumed by the Grantee; (2) Charter of Incorporation of Hillsboro Station Homeowner's Association of record in Book 6747, page 6; (3) Covenants, Conditions, Restrictions and Agreements contained in the Master Deed and By-Laws for Hillsboro Station of record in Book 6740, page 37; (4) Easements of record in Book 3965, page 468 and in Book 4158, page 34 and of record in 6595, page 58, and of record in Book 3531, page 572, 576, 592 and of record in Book 1877, page 581 and of record in Book 4633, page 468; (5) All matters appearing on the plan of record in Plat Book 6250, pages 751 - 753, said Register's Office.

29427

IDENTIFICATION REFERENCE

MAY 26 11 33 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 258 Hillsboro Place, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 21st day of May, 1987

DALTON DEVELOPMENT CORPORATION
By: Jack H. Dalton, pres.

BOOK 7247 PAGE 101

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____ the bargainor _____, 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 and official seal at _____, this _____ day of _____, 19____.

My commission expires: _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jack H. Dalton with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him self to be president of the DALTON DEVELOPMENT CORPORATION, the within named bargainor, a corporation, and that as such president being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Jack H. Dalton as such president.

Witness my hand and official seal, at Nashville, Tennessee this 21st day of May, 1987.

_____ Notary Public

Commission expires 1/10/89

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

B. Susan Taylor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 19 87

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL)

_____ Notary Public

WARRANTY DEED

FROM DALTON DEVELOPMENT CORPORATION

TO B. SUSAN TAYLOR

Record 1st

File Box 38
PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

7247

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7247 PAGE 102

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

80000.00- CAMT.
224.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 230.50-
1234A05/26/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.9427.

IDENTIFICATION REFERENCE

MAY 26 11 33 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 85703