FILE #6113 FILE BOX 38

PREPARED SOLELY UPON INFORMATION FURNISHED BY THE PARTIES HERETO

# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

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

BOOK 7316 PAGE 788

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| WILLIAM K. HALE | NEW OWNER | MAP 117-1-E |
| (NAME) | (NAME) | |
| 108 Hanover Square | | PARCEL 10 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee 37215 | | |
| (CITY) (STATE) (P. O. ZIP) | (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, MICHAEL ANDREW ZORETIC and wife, NANCY ORR ZORETIC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM K. HALE and wife, MARY F. HALE

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 5A, together with the appurtenant interest in the common elements of Hanover Square Residential Condominiums, a horizontal property regime established by Master Deed, of record in Book 5380, page 164, amended in Book 5565, page 948, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned Master Deed and being located upon Lot No. 5 on the Plan of Revision #2, Hanover Square of record in Plat Book 5200, page 134, and Plat Book 5210, page 147, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael Andrew Zoretic and wife, Nancy Orr Zoretic, by deed from Lucinda B. Angle formerly Lucinda B. Harwell, and husband, C. Eugene Angle, of record in Book 6251, page 460, said Register's Office.

This conveyance is made subject to: (1) 1987 Taxes, which have been prorated and assumed by the Grantee(s); (2) Master Deed & By-Laws of record in Book 5380, page 164, amended in Book 5565, page 948; (3) Various easements of record; and (4) All matters appearing on the Plan of record in Plat Book 5200, page 134, and Plat Book 5210, page 147, said Register's Office.

52697

IDENTIFICATION REFERENCE

AUG 5 8 20 AM '87

FELIX J. WILSON, JR. REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 108 Hanover Square, Nashville, Tennessee 37215

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 31st day of July, 19 87

Michael Andrew Zoretic
MICHAEL ANDREW ZORETIC

Nancy Orr Zoretic
NANCY ORR ZORETIC

STATE OF TENNESSEE
COUNTY OF _____

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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 _____

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

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Andrew Zoretic and wife, Nancy Orr Zoretic, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 31st day of July, 1987.

My Commission Expires: 1/10/89

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 182,000.00

Mary F. Hale
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 1987.

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

_____
Notary Public

WARRANTY DEED

FROM: MICHAEL ANDREW ZORETIC and wife, NANCY ORR ZORETIC

TO: WILLIAM K. HALE and wife, MARY F. HALE

PLEASE RETURN TO: FILE BOX 38

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

# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7316 PAGE 790

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|
| | | | | |

7935A08/R5/87 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

52697

IDENTIFICATION REFERENCE

Aug 5 8 20 AM '87

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 01931