BOOK 7369 PAGE 860

WARRANTY DEED

FROM:	C. Raymond Waters, Jr. and wife, Vickie Waters, Grantors	This instrument was prepared by: William B. Drescher Farris, Warfield & Kanaday Seventeenth Floor Third National Bank Building Nashville, Tennessee 37219
TO:	Vicki J. Cason, Grantee	

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers 086-0140-A 0139.00 Field Book Numbers
139 Thistle Lane Hermitage, TN 37076	Vicki J. Cason (Same address)	4D8720

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Fifty Six Thousand Two Hundred Ninety-Nine and .50/100 Dollars ($56,299.50).

Vicki J. Cason
Affiant

SUBSCRIBED AND SWORN TO before me, this the 2nd day of October, 1987.

Ann Lacy
Notary Public

My Commission Expires: 3-11-91

FOR AND IN CONSIDERATION OF the sum of Fifty Six Thousand Two Hundred Ninety-Nine and .50/100 Dollars ($56,299.50), the receipt and sufficiency of which are hereby acknowledged and the assumption by the Grantee of the Mortgage made by Grantors of record in Book 6694, page 348 Register of Deeds of Davidson County, Tennessee, C. Raymond Waters, Jr. and Vickie Waters, Grantors, have bargained and sold, and by these presents do transfer and convey unto the said Grantee, her heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Unit No. 139 on the Plan of Hermitage Meadows Subdivision, Stage Two, of record in Book 5200, Page 682, Register's Office for said County, to which said plan reference is hereby made for a complete legal description thereof.

BEING the same property conveyed to C. Raymond Waters by Deed from Thomas W. Grumke and wife, Jane Barry-Grumke, of record in Book 6694, Page 365, Register's Office for Davidson County, Tennessee.

C. Raymond Waters and C. Raymond Waters, Jr. are one and the same person.

This is improved property, known as 139 Thistle Lane, Hermitage, Tennessee 37076.

This conveyance is expressly made subject to the following:

1. Said premises are restricted by all of the requirements, conditions, easements, assessments, liens, uses, restrictions, limitations, burdens and other undertakings, including the rights and interests of other lot owners within Hermitage Meadows; and including the requirement that all owners of lots in Hermitage Meadows be members of the Hermitage Meadows Homeowners' Association, subject to assessment for the payment of costs incident to the maintenance of the common areas, the improvements thereon, and the administrative expenses of the Association, and providing for a lien to secure the payment thereof which is secondary to any first mortgage all as contained in instruments executed by the Grantors and recorded in Book 6034, Page 365, said Register's Office, which said instruments are included in this Deed by reference and made a part thereof the same as though copied herein verbatim.

2. Easements and minimum building setback lines, conditions of the Owner's Certificate and dedication of common areas as shown on the Plan of Hermitage Meadows Subdivision, Stage Two, of record as aforesaid.

3. The fee title herein conveyed shall not extend beyond the individual lot lines or upon any roads which have been dedicated to the public, or upon any walkway, parks, playgrounds, or other common property, and the fee title to such common property (designated "Common Area" on the Plan of Hermitage Meadows Subdivision, Stage Two) is vested in Hermitage Meadows Homeowners' Association for the common enjoyment of all members of said Association.

4. Easements for sanitary sewers and water lines granted Cumberland Utility District.

5. Taxes for the current year which have been prorated.

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

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject including the Mortgage which is being assumed by the Grantee as hereinabove provided.

And Grantors do further covenant and bind Grantors, their heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs, successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness our hands this 2nd day of October, 1987.

C. Raymond Waters, Jr.

Vickie Waters

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ann Terrell Smith, a Notary Public of said County and State, C. Raymond Waters, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 2nd day of October, 1987.

Ann Terrell Smith
Notary Public

My Commission Expires: 3-11-91

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ann Terrell Smith, a Notary Public of said County and State, Vickie Waters, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 2nd day of October, 1987.

Ann Terrell Smith
Notary Public

My Commission Expires: 3-11-91

IDENTIFICATION REFERENCE
7 0 3 0 3
Oct 7 11 26 AM '87
DAVIDSON COUNTY, TN

3036C/10-01-87

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 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

56299.50- CAMT.
157.64 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 167.14-
9146A10/02/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 0 9 0 3

IDENTIFICATION REFERENCE

OCT 2 11 26 AM '87

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 22678