BOOK 7880 PAGE 340

COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF June, 19 89

Notary Public

MY COMMISSION EXPIRES: March 14, 1992

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Agnes M. Smith, 2700 Hemmingway Drive, Nashville, Tennessee 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Kerstin E. Calia (NAME)	The Prudential Home Mortgage Co. Inc. (NAME)	Map 131-2A
Unit K-11, 2116 Hobbs Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 4157 (STREET ADDRESS)	Parcel 72
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	Frederick, MD 21701-0909 (CITY) (STATE) (ZIP)	7DA-79198

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, WE, Benjamin Conrad Wouters et ux Susan Lindley Wouters

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kerstin E Calia, M.D.

HEREINAFTER CALLED THE GRANTEES, THEIR 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:

UNIT NO. K-11, in a Horizontal Property Regime which is located on the Plat of the Hobbs House Condominium Apartments, of record in Book 4595, Page 74, as amended in Book 5200, Page 54, Register's Office for said County.

Being the same property conveyed to Benjamin Conrad Wouters et ux Susan Lindley Wouters, by deed from Anne B. Wouters, an unmarried person, of record in Book 7683, Page 530, Register's Office for Davidson County, Tennessee

This conveyance is made subject to:

This instrument is made subject to the Master Deed of record in Book 5289, Page 515, as amended in Book 5293, Page 612 and Book 5292, Page 958, said Register's Office and the Plan of Record in Book 4595, Page 74, as amended in Book 5200, Page 54, said Register's Office, and to all applicable local government planning, building and zoning regulations.

(See attached Exhibit "A")

unimproved ( ) This is improved (XX) property, known as K-11, (House Number) Hobbs House Condominiums, (Street) Nashville, (P.O. Address) Tennessee (City or Town) 37215 (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with 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. 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.

Witness our hands this 30th day of June, 19 89

Susan Lindley Wouters

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ron W. Parham, a Notary Public in and for said County and State, the within named Benjamin Conrad Wouters et ux Susan Lindley Wouters

the bargainor s, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of June, 19 89.

Ron W. Parham
Notary Public

Commission Expires My Commission Expires March 27, 1993

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ 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 _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Benjamin Conrad Wouters et ux

Susan Lindley Wouters

TO

Kerstin E. Calia, M.D.

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

BOOK

EXHIBIT "A"

1. The premises herein insured is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, as amended, 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 buildings 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 Hobbs House Condominium Apartments, of record in Book 5289, page 515, amended in Book 5292, page 958, Book 5293, page 612, and Book 7802, page 299, Register's Office for Davidson County, Tennessee, and the By-Laws appended thereto of record in Book 5289, page 558, amended in Book 6822, page 893 and Book 7824, page 974, Register's Office for Davidson County, Tennessee.

2. Rights of others in and to the common elements

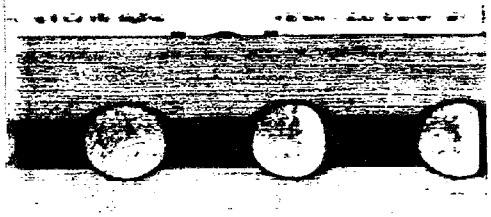
46437

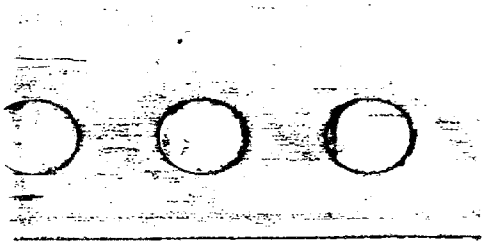
IDENTIFICATION REFERENCE

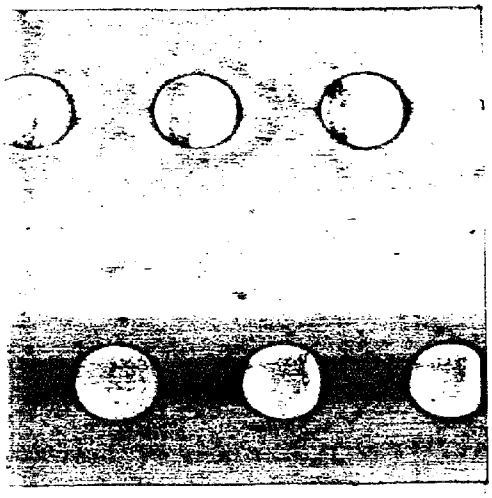
Jul 3 1 50 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1880 07/03 0101 03CHECK 194.80







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

RECEIVED OF _____

FOR _____

BOOK 7880 PAGE 343

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

CAMT	56000.00
CON TX	184.80
PRFEE	1.00
MDEED	9.00
TOTAL	194.80
CHECK	194.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BAAK52 0001 1880

4 6 4 3 7.

IDENTIFICATION REFERENCE

Jul 3 1 50 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 225610