WARRANTY DEED

FROM: Stephen R. Blume and wife, Nancy O. Blume
TO: Hugh A. Orr and wife, Alevia L. Orr

Address New Owner(s):

Mr. & Mrs. Hugh Orr
West Meade Condominium #B6
6680 Charlotte Pike
Nashville, TN 37209

Send Tax Bills to:
Freeman Webb Developers
2205 State Street
Nashville, Tennessee 37203

Map-Parcel No.
102-7-A-71CO

This instrument prepared by: Mimi S. Hurd, Attorney at Law, 2205 State Street, Nashville TN 37203

Mail

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $33,954.81.

Hugh A Orr
AFFIANT

Subscribed and sworn to before me, this the 22nd day of February, 1991.

Mimi S. Hurd
NOTARY PUBLIC

My commission expires: May 20, 1992

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS, cash in hand paid by the hereinafter named Grantees and other good and valuable considerations, the receipt of which is hereby acknowledged, STEPHEN R. BLUME and wife, NANCY O. BLUME, hereinafter called "Grantors," have this day bargained and sold, and do hereby transfer and convey unto HUGH A. ORR and wife, ALEVIA L. ORR, hereinafter called "Grantees", their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Apartment Unit B-6 of West Meade Condominium created under Title 66, Chapter 27, Sections 101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5923, Page 704, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of West Meade Condominium of record in Book 5200, page 430, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Stephen R. Blume and wife, Nancy O. Blume by Warranty Deed from Freeman Webb Developers, Inc. of record in Book 5923, Page 781, Register's Office for Davidson County, Tennessee.

This is improved property, known as Unit No. B-6, West Meade Condominium, 6680 Charlotte Pike, Nashville, Tennessee 37209.

IT is understood and agreed that Grantees will assume the indebtedness secured by a Deed of Trust of record in Book 5923, Page 785, said Register's Office for Davidson County, Tennessee, and as amended by an Amendment To Deed of Trust of record in Book 7431, Page 692, said Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees, their heirs and assigns, forever. Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except:

1. Taxes for the year 1991 funds for which are held in escrow by Freeman Webb Developers, Inc.

2. All terms and provisions of the Master Deed of record in Book 5923, Page 704, Register's Office, Davidson County, Tennessee. Said Master Deed was amended in Book 6277, Page 653.

3. All terms and provisions of the Charter of West Meade Condominium Association, Inc., of record in the Office of the Secretary of State of Tennessee and in the Register's Office for Davidson County, Tennessee, and

the By-Laws and Rules and Regulations of said corporation.

4. Easements, restrictions and encroachments as shown on the plat of West Meade Condominium of record in Book 5200, page 430, Register's office, Davidson County, Tennessee.

5. Sanitary sewers and/or storm drainage easement conveyed to Metropolitan Government of Nashville, Davidson County, Tennessee of record in Book 4520, page 836, said Register's Office.

6. A deed of trust from Stephen R. Blume and wife, Nancy O. Blume to Stephen C. Baker, Trustee in favor of Freeman Webb Developers, Inc. executed August 1, 1982, recorded in Book 5923, Page 785, Register's Office for Davidson County, Tennessee, as amended by an Amendment to Deed of Trust of record in Book 7431, Page 692 to secure the payment of a note in the original amount of $36,500.00 payable as therein specified.

7. Such liens and other matters, if any, against which Grantees' title insurer commits to insure Grantees from loss as provided in the title insurance policy provided Grantees by Grantor.

8. Rights of tenants under existing lease, if any. Grantors further covenant and bind themselves, their heirs, successors and assigns, to warrant and forever defend the title to said real estate to said Grantees, their heirs and assigns, against the lawful claims of all persons.

Grantees, as part of the consideration for this conveyance, further agrees to pay all real property taxes assessed against the real property herein conveyed to Grantees on or before January 1 of each year following the year for which such taxes are assessed. Grantees agree that if such taxes are not paid by said date, then Freeman Webb Developers, Inc. shall have the right to collect from Grantees the amount of such taxes paid plus interest from the date of such payment at the highest rate permitted to be charged under the laws in effect from time to time, together with all costs of collection, including reasonable attorneys' fees. This covenant of Grantees shall be binding upon their heirs, personal representatives, successors and assigns, and shall be deemed to be a covenant running with the real property herein conveyed until January 1, 1994, at which time the covenant of Grantees contained in this paragraph shall automatically expire.

Grantees by acceptance of this deed hereby join in and accept, and agree to be bound by the foregoing instruments creating West Meade Condominium and West Meade Condominium Association, Inc. Said Grantees further agree hereby to pay all assessments whether special or general which are levied by West Meade Condominium Association, Inc. in connection with West Meade Condominium. Grantees specifically consent to the terms and conditions of Paragraph 7 of the Master Deed as amended providing for the retention of a lien in favor of the Association to secure the payment of all such assessments and power of sale to enforce the assessment lien.

IN WITNESS WHEREOF, the parties have executed this instrument on this 22nd day of February, 1991.

"GRANTORS"

Stephen R. Blume

Nancy O. Blume

"GRANTEES"

Hugh A. Orr

Alevia L. Orr

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Mimi S. Hu, a Notary Public in and for said County and State, Stephen R. Blume and Nancy O. Blume, the bargainors, 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 22nd day of February, 1991.

Notary Public

My commission expires: May 20, 1992

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Mimi S Hu, a Notary Public in and for said County and State, Hugh A. Orr and Alevia L. Orr, the bargainors, 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.

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Notary Public

My commission expires: May 20, 1992

946658

IDENTIF. TREFERENCE

FEB 22 4 00 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

8679 02/22 0101 03CHECK 122.20



OFFICIAL RECEIPT

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

RECEIVED OF _____

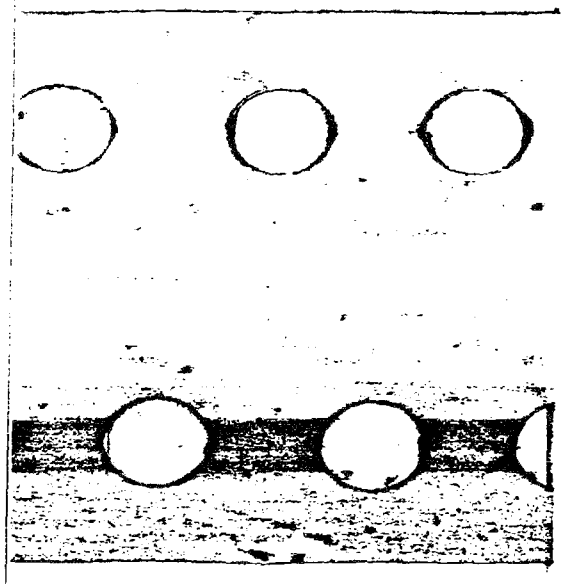
FOR _____

BOOK 8297 PAGE 491

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	33954.81
			CON TX	112.20
			PRFEE	1.00
			MDEED	9.00
			TOTAL	122.20
			CHECK	122.20
02/22/91	01		16:00 0001	8979

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



94658

IDENTIF. T REFERENCE

FEB 22 4 00 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 399235