10102

File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 8348 PAGE 472

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JANE KATHRYN ROSS (NAME)	New Owner (NAME)	Map 117-7-A
2162 Golf Club Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 121
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 7DA-23700

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, CHARLES C. TRABUE, JR. AND CHARLES E. CANNON, CO-TRUSTEES OF THE W. L. BAINBRIDGE, JR., REVOCABLE TRUST

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JANE KATHRYN ROSS

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 B, together with the appurtenant interest in the common elements of Parcel No. 121 Gloucester Square, a horizontal property regime established by Master Deed, of record in Book 4749 page 314, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Schedule A to the aforementioned Master Deed and being located upon Lot No. 121 on the Plan of Gloucester Square, of record in Plat book 4460, page 50, amended in Book 5778, page 961, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles C. Trabue, Jr. and Charles E. Cannon, Co-Trustees under the W. L. Bainbridge, Jr., Revocable Trust, by quitclaim deed from Charles C. Trabue, Trustee, of record in Book 8316 page 168, said Register's Office, and by quitclaim deed from Ramona Bainbridge of record in Book 8318, page 470, said Register's Office.
This conveyance is made subject to the following: (1) 1991 County Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 4548, page 217, amended in Book 5915, page 274; (3) Charter of record in Book 4548, page 729; (4) Master Deed and By-Laws of record in Book 4749, page 314; and (5) All matters appearing on the Plan of record in Plat Book 4460, page 50, amended in Book 5778, page 961, said Register's Office.

IDENTIF. REFERENCE 13051

MAY 9 9 16 AM '91
FELIX Z. [illegible]
DAVIDSON COUNTY TN.

unimproved ( )
This is improved (XX) property, known as 2162 Golf Club Lane, 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 2nd day of May, 19 91

Charles C. Trabue Co-Trustee
CHARLES C. TRABUE, JR., CO-TRUSTEE

Charles E. Cannon Co-Trustee
CHARLES E. CANNON, CO-TRUSTEE

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STATE OF ~~TENNESSEE~~ FLORIDA
COUNTY OF ~~DAVIDSON~~ Collier

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES E. CANNON, CO-TRUSTEE,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 2nd day of May, 19 91.

My commission expires NOTARY PUBLIC STATE OF FLORIDA ... BONDED THRU GENERAL INS. UND. Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

0558 05/09 0101 03CHECK 792.40

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES C. TRABUE, CO-TRUSTEE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 7th day of May, 1991.

Notary Public

My Commission Expires: 1/23/93

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 238,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF May, 19 91

MY COMMISSION EXPIRES: 3/27/93 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

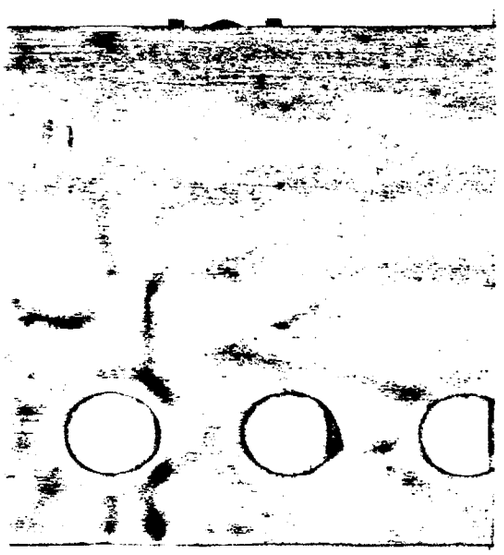
CHARLES C. TRABUE, JR. AND
CHARLES E. CANNON, CO-TRUSTEES

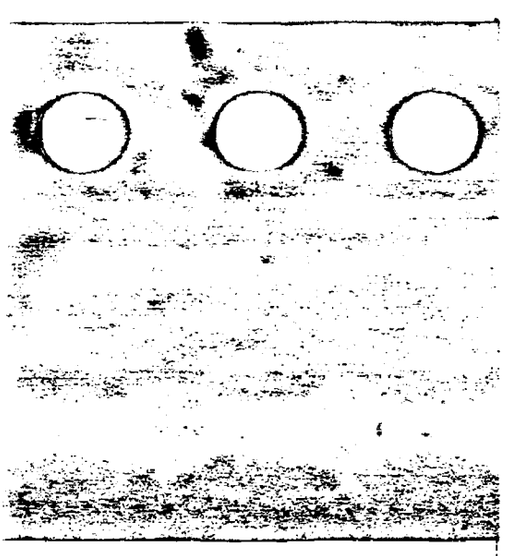
TO

JANE KATHRYN ROSS

PLEASE RETURN TO:

First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8348 PAGE 474

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 238000.00
CON TX 785.40
PRFEE 1.00
WDEED 6.00
TOTAL 792.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 792.40

05/09/91 01 09:16 0001 0558

13051

IDENTIF. TREFERENCE

MAY 9 9 16 AM '91

FELIX Z. WILSON II Register
DAVIDSON COUNTY TN.

No. 420186