FORM NO. WD-1

BOOK 8565 PAGE 528

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,500.00

James P. Anderson III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF December, 1991

Notary Public

MY COMMISSION EXPIRES: 3-3-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville, TN 37215
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
James P. Anderson III et al (NAME)	Clarence Sutherland (NAME)	131-5-B-321-CO
321 Summit Ridge Circle (STREET ADDRESS OR ROUTE NUMBER)	109 Kenner AV, Ste. 100 (STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37205 (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, ~~WE~~ I, Clarence Sutherland (whose spouse, Susan C. Sutherland joins in this conveyance for the purposes herein stated)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James P. Anderson III and Susan R. Spencer, as tenants in common with the right of survivorship

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:

Being Apartment Unit No. 321 of Four Seasons 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 at Book 6841, page 349, as amended at Book 6847, page 122, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed at Exhibit "B", and said Unit as shown on Exhibit "D" to said Master Deed, and as shown on the plat at Book 5050, page 30, all recording references to the Davidson County Tennessee Register's Office, all of which are incorporated herein and reference is here by made to same for a complete identification and description of said Unit.

Being part of the same property conveyed to Clarence Sutherland by deed at Book 8050, page 122, said Register's Office.

This conveyance is subject to current year's property taxes which have been prorated this date and grantee assumes in full and subject to: Master Deed at Book 6841, page 349, as amended at Book 6847, page 122, and By-Laws thereto at Book 6841, page 376, Engineer's Report at Book 6847, page 125, Easements and/or the limitations contained in instruments at Book 4821, page 20, Book 5158, page 851, Book 5271, page 430, Book 5388, page 503, Book 6869, page 157, Book 6869, page 162 rerecord at Book 6870, page 966, and Book 7776, page 899, and plat at Book 5050, page 30, all recording references to said Register's Office.

unimproved ( ) This is improved (X) property, known as 321 Summit Ridge Circle Nashville, TN 37215
(House Number) (Street) (P O Address) (City or Town) (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 hand s this 6th day of December 19 91

Clarence Sutherland

Susan C. Sutherland

Clarence Sutherland

Susan C. Sutherland, who joins herein for the sole and express purpose of conveying any and all right, title and interest she has or may have by virtue of her marital status with said Grantor

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Clarence Sutherland and wife, Susan C. Sutherland

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 day of December, 1991.

Notary Public

Commission Expires

STATE OF TENNESSEE }
Davidson County }

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Before me, ELI Z. JACOBS a Notary Public in and for the State and County aforesaid, personally appeared Clarence Sutherland and wife, Susan C. Sutherland the bargainors,

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~~ Z. JACOBS that they executed the within instrument for ~~of the~~ the purposes therein contained.

~~a corporation, and that he as such~~ NOTARY PUBLIC AT LARGE STATE OF TENNESSEE, ~~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 NASHVILLE, TN, this 6 day of DEC, 1991.

Eli Z Jacobs
Notary Public

Commission Expires Commission Expires Jan 11, 1992

6.8.468.

WARRANTY DEED

FROM

Clarence Sutherland

TO

James P. Anderson III and

Susan R. Spencer

IDENTIFICATION REFERENCE

Dec 11 9 04 AM '91

PICK-UP

1554 12/11 0101 03CHECK 138.35

ATTORNEYS TITLE AQ155248

A Minnesota Title Company

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

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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 35500.00
CON TX 131.35
PRFEE 1.00
WDEED 6.00
TOTAL 138.35
CHECK 138.35

12/11/91 01 09:06 0001 1354

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.8.4 6.8.

IDENTIFICATION REFERENCE

DEC 11 9 04 AM '91

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 483898