Box 58

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Eugene C. Rowlett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 19 91

Notary Public

MY COMMISSION EXPIRES: March 27, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COMBOS & HIX, P. C., 315 Deaderick Street, Su. 1100, Nashville, TN 37238

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Eugene C. Rowlett	First American National Bank	MAP 84-A-B
(NAME)	(NAME)	
318 Autumn Chase	First American Center	PARCEL 318
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Nashville, TN 37237	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, HM Properties, Inc., a Tennessee corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eugene C. Rowlett and wife, Joyce S. Rowlett

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:

Unit No. 318 of Autumn Chase Condominiums, a Horizontal Property Regime, as shown on the plat of Autumn Chase Condominums, recorded as Exhibit "A" and described in a Master Deed and Declaration of Covenants, Conditions, and Restrictions of record in Book 7718, page 418, Register's Office for Davidson County, Tennessee to which reference is hereby made. The easements, restrictions, conditions, and regulations imposed upon and relating to the property, apartments, owners and tenants of Autumn Chase Condominiums, contained in the Master Deed and By-Laws appended thereto, of record in Book 7718, page 418, said Register's Office, are incorporated in this deed by reference and made a part of the same as though copied herein.

Being part of the same property conveyed to H M Properties, Inc., a corporation, by deed from Ellen Pack Vantrease Nicks and husband, Claude Nicks, of record in Book 7499, page 227, Register's Office for Davidson County, Tennessee.

The above legal is based on the information from the Master Deed.

This conveyance is subject to the 1991 taxes, which were prorated, paid and assumed by the Grantees; the Master Deed of record in Book 7718, page 418; any assessments by the Homeowners Association and a plan of record in Book 6900, page 609, all in said Register's Office.

unimproved ( )
This is improved ( ) property, known as 318 Autumn Chase, Nashville, TN 37214
(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 my hand this 31st day of December, 19 91

HM Properties, Inc., a Tennessee corporation
By: Russell Chandler
Russell Chandler, Vice President

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STATE OF TENNESSEE
COUNTY OF

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

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared Russell Chandler and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Vice President and _____ respectively of the HM Properties, Inc. the within named bargainor, and corporation, and that he as such Vice President and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Russell Chandler as such Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, TN on this the 31st day of December 19 91 .

My commission expires March 27, 1993 _____
Notary Public

MARSHALL L. HIX • 31ST DISTRICT • NOTARY PUBLIC AT LARGE • STATE OF TENN.

7.4.9.0 C

IDENTIFICATION

JAN 7 1 01 PM '92

WARRANTY DEED

FROM

HM Properties, Inc.

TO

Eugene C. Rowlett and wife, Joyce S. Rowlett

RETURN TO:

COMBOS & HIX, P. C.
315 Deaderick Street, Su. 1100
Nashville, TN 37238

4853 01/07 0101 03CHECK 21.50

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 6.00
TOTAL 321.50
CHECK 321.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 4853

7.49.09

IDENTIFICATION REFERENCE

JAN 7 1 01 PM '92

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 491286