This Instrument Prepared by: E. L. Edwards, III, Attorney at Law, 406 Stahlman Bldg., 211 Union St., Nashville, TN 37201.

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	
Mary and Henry J. Romersa	GMAC Mortgage Corp.	Map 147-3-B
414 Deer Lake Drive	8360 Old York Road	Parcel 102
Nashville, TN 37221	Elkins Park, PA 19117-1590	

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration), I, Mary Romersa, hereby remise, release, quitclaim and convey unto my son, Henry J. Romersa, a one-half undivided interest in and to the following described real estate situated in Davidson County, Tennessee, to wit:

> Unit No. B-15, of Southern Hills Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, page 502, 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 Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of said Unit.
>
> Being the same property conveyed to Mary Romersa by quitclaim deed from Henry John Romersa as of record in Book 8327, page 626, Register's Office for Davidson County, Tennessee.

This improved property known as Unit B-15, Southern Hills Condominium, 370 Wallace Road, Nashville, Tennessee 37211.

This conveyance is subject to all such limitations, restrictions and encumbrances as may affect the premises, and particularly to all covenants, agreements, levies, assessments, and incidents with respect to Southern Hills Condominium Association, Inc. and the horizontal property or condominium regime.

IN WITNESS WHEREOF, I have hereunto set my hand in Nashville, Tennessee, this 3rd day of March, 1993.

Mary J. Romersa
MARY ROMERSA

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Romersa, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 3rd day of March, 1993.

Ann Marie Luttrell
NOTARY PUBLIC

My commission expires: 3/22/96

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Zero and no/100 Dollars.

E J Edwards III - Agent
Affiant

Subscribed and sworn to before me this 5 day of March, 1993.

Ann Marie Luttrell
NOTARY PUBLIC

My commission expires: 3/23/96

97952

IDENTIFICATION REFERENCE

MAR 5 11 12 AM '93

8.00

9827 03/05 0101 CHECK