STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 9014 PAGE 329

The actual consideration or value, whichever is greater, for this transfer is $89,900.00.

Affiant

Subscribed and sworn to before me this the 18th day of July, 1993.

My Commission Expires: 5-11-95

Notary Public

SUBLEASE AND CONVEYANCE OF CONDOMINIUM APARTMENT

THIS INSTRUMENT PREPARED BY:
DYER, JAMES & TAYLOR, ATTORNEYS, Suite 200, 30 Burton Hills Blvd.
Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:

Ann B. Tune
104 Emma Neuhoff Court
Nashville, TN 37205

SEND TAX BILLS TO: OWNER

MAP - 12P-11-6-A
PAR 03

FOR IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Douglas Coulter, Trustee (the "Grantor"), has bargained, sold and leased, and by these presents does transfer, convey and lease unto Ann B. Tune (the "Grantee"), her heirs and assigns, a certain condominium apartment in Davidson County, Tennessee, described as follows to wit:

Unit No. 104 created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for The Cloister at St. Henry, Phase IB, of record in Book 6237, Page 665, 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 said Master Deed. Reference is hereby made to the Plat for The Cloister at St. Henry, Phase IB, attached as Exhibit "B" to said Master Deed for proper identification.

Being the same property conveyed to Douglas Coulter, Trustee, by Quitclaim Deed and Sublease of Record in Book 8333, Page 695, said Register's Office.

This conveyance and lease is subject to the following:

1. Provisions of Tennessee Code Annotated, Section 64-27-101, et seq.

2. Conditions, restrictions, options, encumbrances, liens, assessments, easements and undertakings contained in the Master Deed for The Cloister at St. Henry, Phase IB, recorded in Book 6237, Page 665, Register's Office for Davidson County, Tennessee, and the Bylaws for The Cloister at St. Henry, recorded in Book 6042, Page 650, Register's Office for Davidson County, Tennessee.

3. Sanitary Sewer and/or Storm Easement of record in Book 4191, Page 157, Register's Office for Davidson County, Tennessee.

4. Matters shown on the Plan of Fifth Revision of The Cloister at St. Henry, Phase IB, of record in Book 6250, Page 979, Register's Office for Davidson County, Tennessee.

5. Storm Water Detention Agreement by and between St. Henry's Property Development, Inc., and The Metropolitan Government of Nashville and Davidson County, of record in Book 6862, Page 384, Register's Office for Davidson County, Tennessee.

6. Subject to terms and conditions of a Ground Lease of record in Book 6208, Page 137, Register's Office for Davidson County.

7. Real Estate taxes for 1993, which have been proprated and assumed by the buyer.

THIS is improved property known as No. 104 Emma Neuhoff Court, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said condominium apartment with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his, her or their heirs and assigns for the term of the Grantor's Ground Lease of record in Book 6208, Page 137, Register's Office for Davidson County, Tennessee, and any extension thereof but not further.

Grantee understands that Grantor is not conveying the real estate in fee simple and this conveyance is both a sublease by the full term of said Ground Lease and any extension thereof, and a conveyance by Grantor of all right, title and interest of the Grantor in the described condominium apartment. By acceptance of this conveyance, Grantee agrees to assume jointly with The Cloister Owner's Association all obligations of the Grantor under said Ground Lease, including payment of all real estate taxes assessed against both land and buildings.

Witness my hand, this the 18th day of July, 1993.

Douglas N. Coulter, Trustee

Douglas Coulter, Trustee

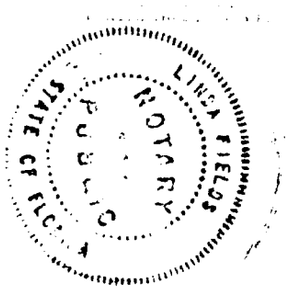
STATE OF FLORIDA)
COUNTY OF Citrus)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Douglas Coulter, Trustee, a single person, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Crystal River Fla
this 12 day of July, 1993.

MY COMMISSION EXPIRES:

Linda Field
Notary Public Linda Field



40969
IDENTIF. & REFERENCE

93 JUL 14 PM 3:36
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3804 07/14 0101 03CHECK
8.00

PREPARED BY & RETURN TO:
DYER, JAMES & TAYLOR, ATTYS.
30 BURTON HILLS BLVD., SUITE 200
NASHVILLE, TN 37215

FILE BOX 61