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THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

mail

ADDRESS NEW OWNER:
Carl Henderson, et ux
304 Thunder Place
Hermitage, TN 37076

MORTGAGEE:
None

SEND TAX BILLS:
New Owner

MAP-PARCEL:
64-12-A-304.00
FB# 4D-89541

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Joseph Shetler and wife, Brenda Shetler,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Carl Henderson and wife, Frances J. Henderson,** 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:

> A certain condominium apartment in Davidson County, Tennessee, being Unit No. 304, of Fox Run Condominiums, Second Revision-Part of Sec. 2 and First Revision-Part of Sec. 1, as of record in Book 6250, page 118, Register's Office for said County, to which reference is hereby made for a more complete and accurate description of said unit.
>
> Being the same property conveyed to Joseph Shetler and wife, Brenda Shetler, by deed from Harris A. Gilbert, Trustee, and Norman W. Ginsberg Trustee, as of record in Book 7553, page 366, Register's Office for Davidson County, Tennessee.

This is improved property known as 304 Thunder Place, Hermitage, Tennessee 37076.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, and easements, covenants and conditions as shown on the Plan of record in Plat Book 6250, page 118, Register's Office for Davidson County, Tennessee.

The premises herein is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, as amended, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, liens, assessments and other undertakings contained in the Master Deed as of record in Book 5535, page 713, Register's Office for Davidson County, Tennessee; and as corrected by Deed of Correction of record in Book 5895, page 516, said Register's Office, and Second Deed of Correction of record in Book 5936, page 301, said Register's Office, and amended by Deed of Amendment to Master Deed of record

in Book 6370, page 817, and further amended in Book 8510, page 95, said Register's Office. By-Laws of record in Book 4866, page 590, made applicable by Amendment in Book 5548, page 852, Amendment in Book 5564, page 582, and Amendment in Book 8510, page 100, said Register's Office.

Property taxes for the current year have been settled between the parties and will be paid by the Grantees.

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 hands this 29th day of October, 1993.

Joseph Shetler
JOSEPH SHETLER

Brenda Shetler
BRENDA SHETLER

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Joseph Shetler and wife, Brenda Shetler**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 29th day of October, 1993.

Dean Robinson
NOTARY PUBLIC

My Commission Expires: 10-1-95

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $108,000.00.

Carl F Shetler
AFFIANT

Subscribed and sworn to before me this 29th day of October, 1993.

Dean Robinson
NOTARY PUBLIC

My Commission Expires: 10-1-95

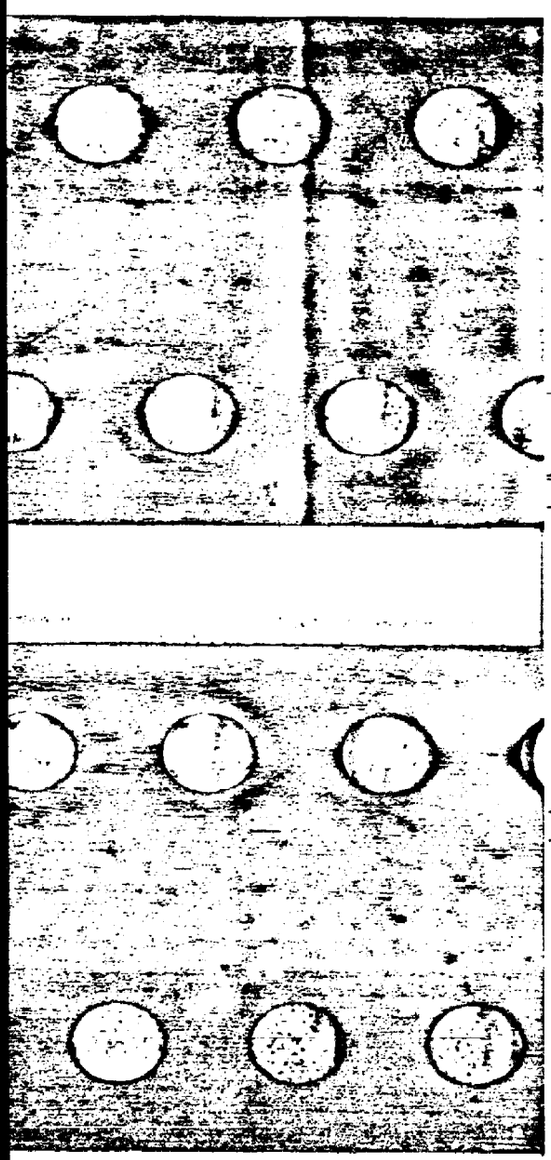
82190

IDENTIF. & REFERENCE

93 NOV -4 PM 2:13

REGISTER WILSON CO. TN.

4569 11/04 0101 03CHECK 408.60



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
				108000.00
				CON TX 399.60
				PRFEE 1.00
				WDEED 8.00
				TOTAL 408.60
				CHECK 408.60
11/04/93	01			14:14 0001 4569

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82190
IDENTIF. & REFERENCE

93 NOV -4 PM 2:13

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 718403