Box 2

| | |
|---|---|
| BK/PG 9530PG579 | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON<br>THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00<br>Affiant<br>SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF November 19 94<br>Notary Public<br>MY COMMISSION EXPIRES:<br>(AFFIX SEAL) |

CAROL T. BAKER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE My Commission Expires July 26, 1996

**THIS INSTRUMENT WAS PREPARED BY**
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Gary Dillard (NAME) | NEW OWNER (NAME) | 86-6-A-506CO |
| 506 Chandler Place (ADDRESS) | 1339 General George Patton Road (ADDRESS) | 04D-92144 |
| Hermitage, TN 37076 (CITY) (STATE) (ZIP) | Nashville, TN 37221 (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, Sherri L. Smith

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary Dillard, unmarried

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, BEING Unit No. 506 on the Plan of condominium site of Steeplechase Condominiums, of record in Book 7390, page 12, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Gary Smith by deed from Steeplechase Ltd., a Tennessee Joint Venture of record in Book 8110, page 402, Register's Office for Davidson County, Tennessee. The said Gary Smith having since conveyed property to Sherri L. Smith, by quitclaim deed from Gary Smith, of record in Book 8830, Page 743, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 1994 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the plan of record in Book 7390, page 12, Exhibit to amended Master Deed; Master Deed of record in Book 6816, page 483, amended in Book 7390, page 1 and By-Laws in Book 6816, page 519; Steeplechase Condominium Homeowner's Association's in Book 6816, page 534; Easement for power lines, telephone lines and sanitary sewer easements; Subject to flow od Dry Fork Creek; Temporary construction easement to Metro Government in Book 5016, page 805; all of record in the Register's Office for Davidson County, Tennessee.

The herein described property has never been the principal residence of the herein named grantor or her spouse.

unimproved ( )
This is improved (X) property, known as 506 Chandler Place, Hermitage, TN 37076
(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 18th day of November 19 94

Sherri L. Smith

BY: Gary Smith, Attorney-In-Fact

P... 9530 pg 580

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sherri L. Smith

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 Brentwood, Tennessee, this 18th day of November 19 94.

Commission expires _____

Notary Public

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

**Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Gary Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney in Fact for Sherri L. Smith, the within named bargainor(s), and that he/she as such Attorney in Fact being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Sherri L. Smith, bargainor(s) by the said Gary Smith, as such Attorney in Fact.**

**Witness my hand and official seal at office at Brentwood, Tennessee, this the 18th day of November, 1994.**

Carol T. Baker
**Notary Public**

CAROL T. BAKER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE
My Commission Expires July 26, 1996

**My Commission Expires:** _____

12315

IDENTIF. & REFERENCE

94 NOV 29 AM 8:55
FEE
DAVIDSON COUNTY, TN.

## WARRANTY DEED

**FROM**

Sherri L. Smith

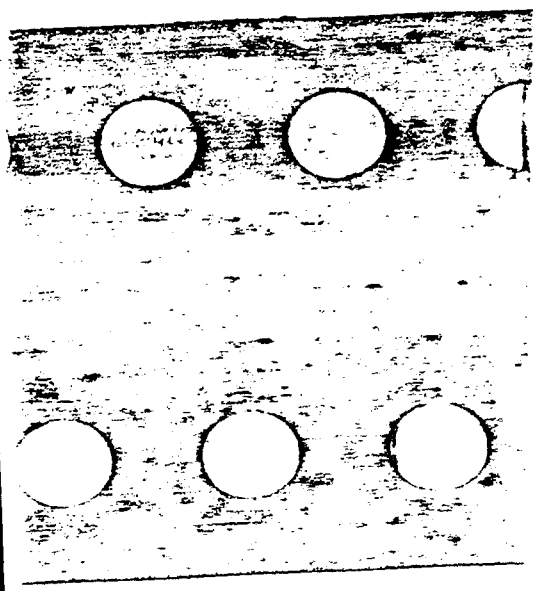
**TO**

Gary Dillard

**RETURN TO:**


**GREGORY S. PERRONE**
**ATTORNEY - AT - LAW**
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027


7709 11/29 0101 03CHECK 175.50



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

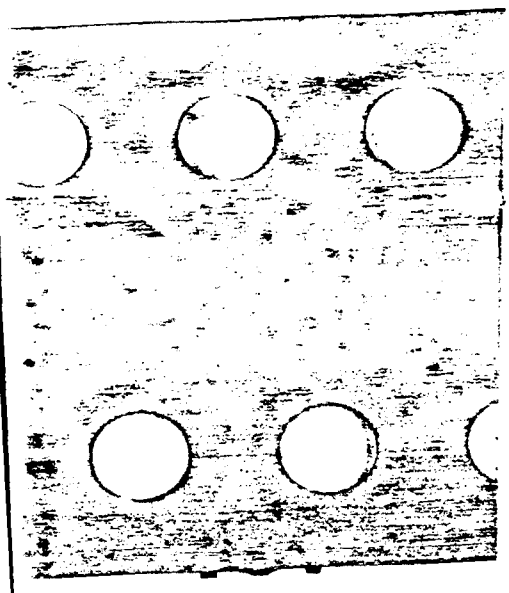
BOOK 9530 PG 581

| | | |
|---|---|---|
| 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 45000.00
CON TX 166.50
PRFEE 1.00
WDEED 8.00
TOTAL 175.50
CHECK 175.50

11/29/94 01 08:55 0001 7709



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12315
IDENTIF. # REFERENCE

94 NOV 29 AM 8:55

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

**No.** 857745