BOOK 9540 PG 937

58

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 86,000.00

Donna L. Wittman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
~~23rd~~ 29th DAY OF November 19 94

Notary Public

MY COMMISSION EXPIRES: 11-30-95
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C., 212 E. Main Street, Franklin, Tennessee 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna L. Wittman	CHASE MANHATTEN MORTGAGE	MAP 116-3B
(NAME)	(NAME)	
4505 Harding Road	P.O. Box ~~30466~~ 8031	PARCEL 106
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	MONROE, LA 71211-8031	
(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, Estate of Monterey Williams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna L. Wittman (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, Tennessee, being Unit No. 106 on the plan of Royal Oaks Apartments, Condominium APartments. of record in Book 5200, page 45, Register's Office for said County, to which plan and record are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Monterey H. Williams, a single person, now deceased by deed from Joan C. Freudenthal and Ernest Freudenthal of record in Book 8578, page 732, Register's Office for Davidson County, Tennessee and being further conveyed to H. Michael Bennett by virtue of the Will of Monterey H. Williams of record in Will Book 191, page 116, Davidson County Probate Court.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to Master Deed and By-Laws, which contain restrictive covenants and other matters of record in Book 5282, page 972,, Book 5282, page 992 all in the Register's Office for Davidson County, Tennessee.

Plan of Record in Book 5200, page 45, said Register's Office shows an Owner's Certificate, certain notes, easements and setback lines.

Taxes for the year 1994 a lien currently due and payable.

Taxes for the years 1995 and thereafter, a lien not currently due and payable.

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as same is set out

CONTINUED

unimproved ( )
This is improved (X) property, known as 4505 Harding Road, Nashville, TN 37205
(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 ~~23rd~~ 29th day of November 19 94

Estate of Monterey Williams
By: H. Michael Bennett, Executor
H. Michael Bennett, Executor

STATE OF TENNESSEE
COUNTY OF

BOOK 9540PG938

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 WILLIAMSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared H. Michael Bennett and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Executor and _____ respectively of the Estate of Monterey Williams the within named bargainor, and corporation, and that he as such Executor 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 H. Michael Bennett as such Executor, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Franklin, Tennessee on this the 23rd day of November 19 94.

My commission expires 11-30-97

_____
Notary Public

DONALD R. BARPCZ NOTARY PUBLIC AT LARGE

1997 12/07 01:01 03CHECK

331.20

1997 DEC -7 PM 2:07

15461

LEGAL DESCRIPTION CONTINUATION

in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to administration thereof; also subject to easements, rights and interests 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, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Royal Oaks Apartments of record in Book 5200 page 45 and Book 5282, page 992 said Register's Office.



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9540PG940

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 86000.00
CON TX 318.20
PRFEE 1.00
WDEED 12.00
TOTAL 331.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 331.20

12/07/94 01 14:07 0001 1087

15461
IDENTIF. & REFERENCE

DEC-7 PM 2:07

No. 861073