0063770

IDENTIF. # REFERENCE

BOOK 9680 PG 851

95 MAY 25 AM 9:49

REGISTER

STATE OF TENNESSEE }
COUNTY OF DAVIDSON}

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF MAY, 1995.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3-4-98
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 107 POINT EAST DRIVE, NASHVILLE, TN 37216

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT W. HALL 11 MUSIC SQUARE EAST, #307 NASHVILLE, TN 37203	Unicor Mortgage Co. 4041 Essen Lane, #202 Baton Rouge, LA 70809	93-13-A/307 4364 05/25 0101 03CHECK 179.20

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

DAVID CHASE, UNMARRIED,

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ROBERT W. HALL, UNMARRIED,

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 307 OF SPENCE MANOR CONDOMINIUM CREATED UNDER TITLE 66, CHAPTER 27, SECTION 101 ET SEQ., AS AMENDED, TENNESSEE ANNOTATED, AS ESTABLISHED BY A MASTER DEED OF RECORD IN BOOK 6794, PAGE 219, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH AN 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 SPENCE MANOR CONDOMINIUM AS SET FORTH IN EXHIBIT A-2 OF SAID MASTER DEED FOR A MORE COMPLETE IDENTIFICATION AND DESCRIPTION OF SUCH UNIT.
BEING THE SAME PROPERTY CONVEYED TO DAVID CHASE, UNMARRIED BY DEED OF GORDON F. MCCAMMON AND WIFE, GALE L. MCCAMMON AND CHARLES V. DUNCAN AND WIFE, FELICIA C. DUNCAN, OF RECORD IN BOOK 8671, PAGE 169, AS RE-RECORDED IN BOOK 8862, PAGE 109, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
1. 1995 TAXES AND SUBSEQUENT YEARS.
2. SPENCE MANOR CONDOMINIUMS MASTER DEED ESTABLISHING A HORIZONTAL PROPERTY REGIME, OF RECORD IN BOOK 6794, PAGE 219, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, AND THE BY-LAWS APPENDED THERETO, INCLUDING ANY LIENS FOR ASSESSMENTS AS PROVIDED THEREIN, EASEMENTS AND RESTRICTIONS AS CONTAINED THEREIN, OF RECORD IN BOOK 6794, PAGE 260, SAID REGISTER'S OFFICE.
3. ALL EASEMENTS AFFECTING THE COMMON AREA OF THE HEREIN DESCRIBED PROPERTY.
4. ALL MATTERS SHOWN ON A SURVEY DATED SEPTEMBER 24, 1982, BY TURNER ENGINEERING CO., INC., INCLUDING AN ENCROACHMENT OF THE BACK SIDEWALK ON THE NORTHEAST CORNER OF THE PROPERTY AND FOUR WATER MAINS AND WATER VALVES ALONG THE EASTERN PROPERTY LINE (MUSIC SQUARE EAST), TOGETHER WITH AN ENCROACHMENT OF THE BLOCK AND CONCRETE WALL LOCATED ON THE SUBJECT PROPERTY ON THE SOUTH SIDE, AND SUCH OTHER MATTERS AS AN ACCURATE SURVEY OF THE PREMISES WOULD SHOW.
5. ANY AND ALL RESTRICTIONS, CONDITIONS AND EASEMENTS OF RECORD.

This is improved property known as: 11 MUSIC SQUARE EAST, #307, NASHVILLE, TN 37203
(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 GRANTEE, his heirs and assigns, forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 day of MAY, 1995.

DAVID CHASE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

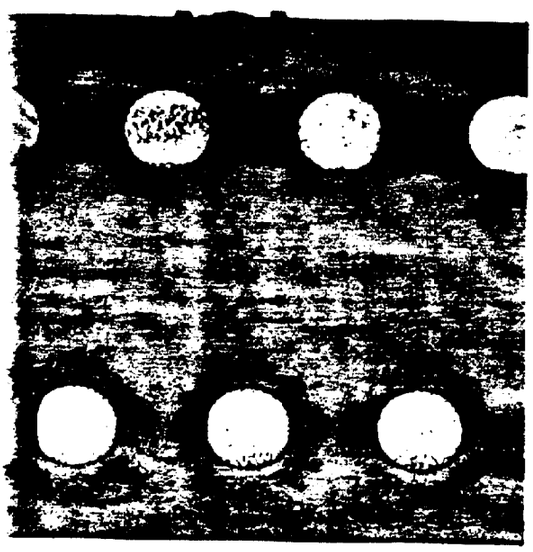
Personally appeared before me, DAVID CHASE, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

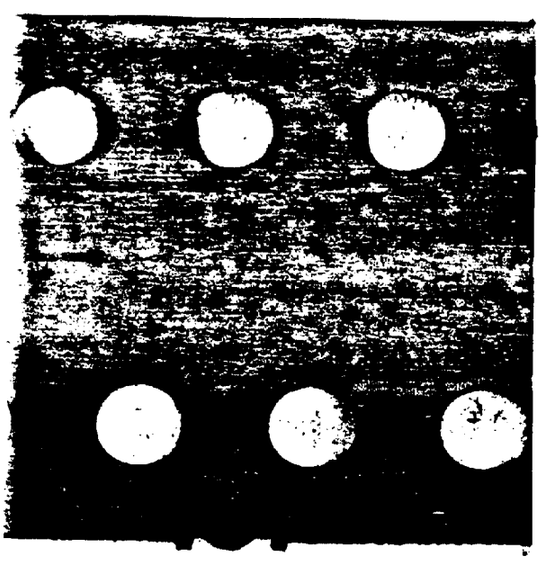
Witness my hand, at office, this 23rd day of MAY, 1995.

NOTARY PUBLIC

My Commission Expires: 3-21-98

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





RECEIVED OF _____

FOR _____

BOOK 9680 PG 853

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 46000.00
CON TX 170.20
PRFEE 1.00
WDEED 8.00
TOTAL 179.20
CHECK 179.20

05/25/95 01 09:52 0001 4364

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0063770
IDENTIF. ↑ REFERENCE

95 MAY 25 AM 9:49
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 913699