BOOK 10118 PG 568

File Box 51-A

This instrument was prepared by: Norman W. Harris
P. O. Box 1563
Decatur, Alabama 35602

STATE OF ALABAMA)
)
MORGAN COUNTY)

0202754

IDENTIF. & REFERENCE

WARRANTY DEED

Address New Owner As Follows:	Send Tax Bills To:	Map/Parcel Nos.
A. Rae Hansberry	Same	131-7-108
4400 Belmont Park Terrace - #248		16DA 24166
Nashville, Tennessee 37215		

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, George W. Hansberry, Grantor, has this day bargained and sold and does hereby transfer and convey unto the said Grantee, her heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

> Building Site No. 248 on the Plan of Arden Place, Section X, as of record in Book 5210, Page 218, Register's Office for Davidson County, Tennessee, reference to which plat is hereby made for a more complete and accurate description of said property, together with one membership in Arden Place Home Owners Association, Inc., a not-for-profit corporation of the State of Tennessee, and all obligations and privileges thereunto belonging or in anywise appurtaining to said membership.
>
> Being part of the same property conveyed to Sheridan Construction Company, a Tennessee Corporation, by Deed from Belmont Terrace Development Company, a Joint Venture, of record in Book 5389, Page 977, Book 5421, Page 785 and Book 5439, Page 82, Register's Office for Davidson County, Tennessee.

This conveyance is made and accepted by the Grantee(s) herein subject to the Declaration of Covenants, Conditions, and Restrictions filed by Sheridan Construction Company, as recorded in Book 4754, Page 455, Register's Office for Davidson County, Tennessee. This property is made subject to said Declaration of Covenants,

Conditions, and Restrictions by the First Supplemental Declaration of Covenants, Conditions, and Restrictions filed by Sheridan Construction Company in Book 4819, Page 564; Second Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 4916, Page 277, Third Supplementary Declaration of Covenants, Conditions, and Restrictions of record in Book 5015, Page 942; Fourth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5091, Page 66; Fifth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5129, Page 120, Sixth Supplemental Declaration of Covenants, Conditions, and Restrictions, of record in Book 5163, Page 884; and Seventh Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5231, Page 375; Eighth Supplemental Declaration of Covenants, Conditions and Restrictions of record in Book 5351, Page 592; and Ninth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5514, Page 636, all in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4400 Belmont Park Terrace - #248, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate with appurtenances, estate, title and interest belonging to said A. Rae Hansberry, her heirs and assigns forever.

Grantor covenants that he is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out above, a Declaration of Covenants, Conditions, and Restrictions as of record in Book 4754, Page 455; the First Supplemental Declaration of Covenants, Conditions, and Restrictions as of record in Book 4819, Page 564; the Second Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 4916, Page 277; the Third Supplemental Declaration of Covenants, Conditions, and Restrictions, of record in Book 5019, Page 942; the Fourth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5091, Page 66; the Fifth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5129, Page 120; the Sixth Supplemental

Declaration of Covenants, Conditions, and Restrictions of record in Book 5163, Page 384; the Seventh Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5231, Page 375; the Eighth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5351, Page 592; and the Ninth Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5514, Page 636, all in the REgister's office for Davidson County, Tennessee; and owner's certificate; easement for roadways and utilities,all as shown on a plat of record in Book 5219, page 218, REgister's Office for Davidson County, Tennessee.

He further binds himself and his heirs and assigns to warrant and forever defend the title to said real estate to said A. Rae Hansberry, her heirs and assigns, against the lawful claims of all persons.

Executed this 19TH day of December, 1985.

George W. Hansberry, Grantor

STATE OF ALABAMA)
)
MORGAN COUNTY)

Before me, a notary public in and for said County in said State, duly commissioned and qualified, personally appeared George W. Hansberry, to be known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed for the purposes therein contained.

Witness my hand and official seal this 19TH day of December, 1985.

NOTARY PUBLIC STATE AT LARGE ALABAMA

Notary Public
My commission expires: 8-4-86

BOOK 10118 PG 571

STATE OF TENNESSEE)
)
DAVIDSON COUNTY)

The actual consideration or value, whichever is greater, for this transfer is $25,000.00.

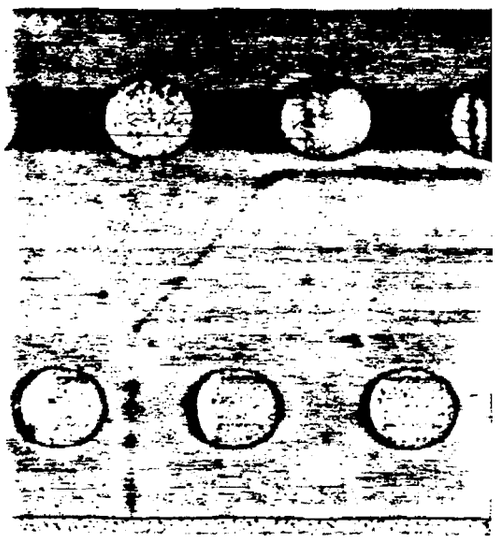
A. Rae Hamberry
Affiant

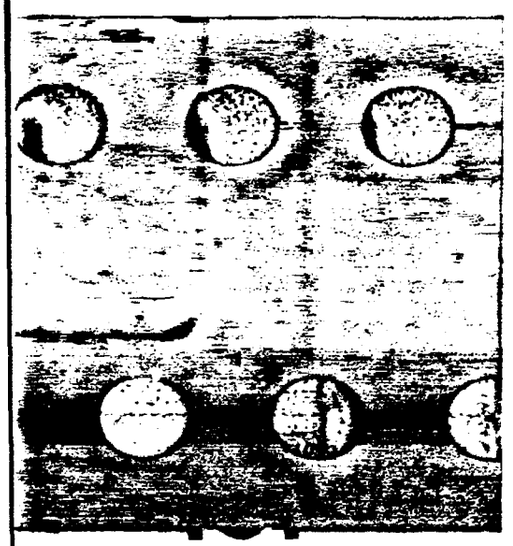
Subscribed and sworn to
before me this 10th day of June, 1996.
~~of December, 1985.~~

Notary Public

My Commission Expires: 11/27/98

1295 07/11 0101 03CHECK 109.50





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

RECEIVED OF _____

FOR _____

BOOK 10118 PG 572

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 25000.00
CON TX 92.50
PRFEE 1.00
TDEED 16.00
ERR CO
TDEED 16.00-
MDEED 16.00
CAL 109.50
CHECK 109.50
07/11/96 01 14:21 0001 4295

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0202754
IDENTIF. # REFERENCE

95 JUL 11 PM 2:20

No. 1061988