THIS INSTRUMENT PREPARED BY:
J. Greg Hardeman
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

BOOK 10318 PG 428

SUBLEASE AND CONVEYANCE OF CONDOMINIUM APARTMENT

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
Dolly B. Dennis 805 Marquette Drive Nashville, Tennessee 37205	Same	Map 129-11-A Par 805 CO

For good and valuable consideration, receipt of which is hereby acknowledged, the undersigned, Florence E. Harwell, unmarried, (the "Grantor") has bargained, sold, and subleased, and by these presents does transfer, convey and sublease unto Dolly B. Dennis, married (the "Grantee") their heirs and assigns, a certain condominium apartment in Davidson County, Tennessee, described as follows, to-wit:

Unit No. 110L created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for The Cloister at St. Henry, Phase ID, of record in book 6933, page 927, as amended by instrument of record in Book 7404, page 7666, register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to the Plat for The Cloister at St. Henry, Phase ID, attached as Exhibit "B" to said Master Deed for proper identification.

Being the same property leased to Florence E. Harwell, a widow, by Sublease and Conveyance of Condominium Apartment from St. Henry's Property Development, Inc., of record in Book 7529, page 338, said Register's Office.

This conveyance and sublease is subject to the following:

1. Provisions of Tennessee Code Annotated, Section 64-27-101, et seq.

2. Conditions, restrictions, options, encumbrances, liens, assessments, easements, and undertakings contained in the Master Deed for The Cloister at St. Henry, Phase ID, recorded in Book 6933, page 927, as amended by instrument of record in Book 7404, page 766, Register's Office for Davidson County, Tennessee, and the Bylaws for The Cloister at St. Henry, recorded in Book 6042, page 650, said Register's Office.

3. Sanitary Sewer and/or Storm Easement of record in Book 4191, page 157, said Register's Office.

4. Matters shown on the Plan of Fifty Revision of The Cloister at St. Henry, Phase ID, of record in Book 6250, page 979, said Register's Office.

5. Storm Water Detention Agreement by and between St. Henry's Property Development, Inc., and The Metropolitan Government of Nashville and Davidson County, of record in Book 6862, page 384, said Register's Office.

6. Real estate taxes for 1997.

This is improved property known as 805 Marquette Drive, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said condominium apartment with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs and assigns, for the term of the Ground Lease of record in Book 6922, page 282, Register's Office for Davidson County, Tennessee, and any extension thereof but not further.

Grantee understands that Grantor is not conveying the real estate in fee simple and this conveyance is both a sublease by Grantor to Grantee of the above described condominium apartment for the full term of the Ground Lease as described in Book 6922, page 282, Register's Office for Davidson County, Tennessee, and any extension thereof, and a conveyance by Grantor of all right, title and interest of the Grantor in the described condominium apartment. By acceptance of this conveyance, Grantee agrees to assume jointly with The Cloister Owners' Association all obligations of the Grantor under Grantor's Ground Lease, including payment of all real estate taxes assessed against both land and buildings.

As used herein, the singular number shall include the plural and the masculine gender all other genders.

Witness my hand this 13th day of January, 1997.

Florence E. Harwell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Florence E. Harwell, 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 Nashville, Tennessee, this 13th day of January, 1997.

Notary Public

My Commission Expires: 11-27-99

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $142,000.00.

Affiant

Subscribed and sworn to before me this 13th day of January, 1997.

Notary Public

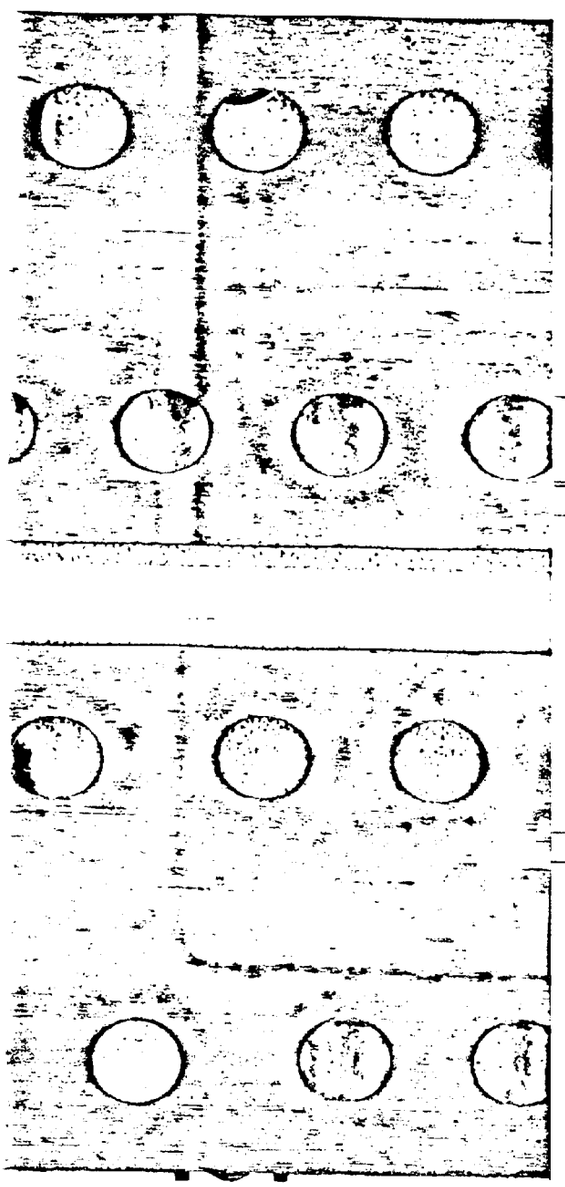
My Commission Expires:
11-27-99

0126305
IDENTIFICATION REFERENCE

97 JAN 14 AM 8:25
KEITH A. MCDONOUGH REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

4442 01/14 0101 03CHECK 534.40



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

RECEIVED OF _____

FOR _____

BOOK 10313 PG 430

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	
				142000.00
			CON TX	525.40
			PRFEE	1.00
			WDEED	8.00
			TOTAL	534.40
			CHECK	534.40
01/14/97	01		08:26 0001	4442

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0263805
IDENTIF. & REFERENCE

97 JAN 14 AM 8:25
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1106952