WARRANTY DEED

BOOK 10516 PG 164

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
25th DAY OF June 19 97

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

Notary Public

MY COMMISSION EXPIRES: 7/25/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
D.W. McMACKIN, 5200 MARYLAND WAY, SUITE 105, BRENTWOOD, TENNESSEE 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOAN GRACE McEWEN	New Owner	MAP & PARCEL NO.
(NAME)	(NAME)	
3737 WEST END AVENUE, UNIT 201		104-9-J-201
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37205		FB #26W 09995
(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, DAVID W. McMACKIN and wife, MARILYN S. McMACKIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOAN GRACE McEWEN, 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:

BEING Unit No. 201 of the Westbury Condominiums, a horizontal property regime established pursuant to the provisions of the Tennessee Horizontal Property Act (Tennessee Code Annotated Sections 66-27-101 through 66-27-123; herein referred to as the "Act") and the provisions of the Master Deed for The Westbury Condominiums of record in Book 6819, page 210, Register's Office for Davidson County, Tennessee, including without limitation the by-laws appended thereto of record in Book 6819, page 239, said Register's Office, as amended by First Amendment to Master Deed of record in Book 6886, page 662, and as amended by Second Amendment to Master Deed of record in Book 6958, page 220, said Register's Office (collectively the "Master Deed"), to which Master Deed reference is here made for a more complete and accurate description of said unit;

TOGETHER with the undivided percentage interest in the Common Elements (as defined in the Master Deed) appertaining to said unit and all other rights, powers, privileges and interests appertaining to said unit pursuant ot the Master Deed;

TOGETHER with Allocated Parking Space Nos. 4 and 5 and Reserved Space No. S-19, which are hereby allocated to the aforesaid unit as an inseparable appurtenance thereto as provided in the Master Deed.

CONTINUED

unimproved ( )
This is improved (X) property, known as 3737 WEST END AVENUE, UNIT 201, 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 our hand s this 25th day of June 19 97

DAVID W. McMACKIN

MARILYN S. McMACKIN

BOOK 10516 PG 165

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 DAVID W. McMACKIN and wife, MARILYN S. McMACKIN

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at BRENTWOOD, Tennessee, this 25th day of June, 19 97.

Commission expires 1/25/98

TISHA C. BREWER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

0322592

IDENTIFICATION REFERENCE

97 JUL -3 AM 8:59

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

LEGAL DESCRIPTION CONTINUATION

BEING the same property conveyed to David W. McMackin and wife, Marilyn S. McMackin, by deed from 3737 West End Developers, a Tennessee joint venture composed of Mark McDonald, Steve G. Fridrich and John T. Rochford, III, of record in Book 7370, page 101, and re-recorded in Book 7392, page 713, Register's Office, Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO Restrictive Covenants in the Master Deed of record in Book 6819, page 210, By-Laws of record in Book 6819, page 239; and as amended in Book 6886, page 662 and Book 6958, page 220, Register's Office, Davidson County, Tennessee.

0425 07/03 0101 03CHECK 845.50

David W. McMackin

Marilyn S. McMackin

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10516 PG 167

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 225000.00
CON TX 832.50
PRFEE 1.00
WDEED 12.00
TOTAL 845.50
CHECK 845.50

07/03/97 01 08:58 0001 0425

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03225 92
IDENTIF. ↑ REFERENCE

97 JUL -3 AM 8:59

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1170202