PREPARED BY (AND RETURN TO):

**WILKINS & IVEY**
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) Title No: 39109
Dav. Co. File: Box 8

Book 10555 Pg 989

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| Melissa Wyvone Harris<br>101 Highland Villa Drive<br>Nashville, TN 37211 | SAME |

**TAX MAP-PARCEL NUMBERS: 161-14-B-101**

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$ 118000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kenneth F. McCabe and spouse, Diana M. McCabe,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Melissa Wyvone Harris,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 101 of Highland Villa Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "B" to the Master Deed of record in Book 7278, Page 312, as amended in Book 7347, Page 717, Book 7352, Page 630, Book 7467, Page 850, Book 7470, Page 153, Book 7600, Page 361, Book 8090, Page 537, Book 8131, Page 95, Book 8173, Page 84, Book 8199, Page 149, Book 9730, Page 265, Book 9730, Page 268, Book 9730, Page 271, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Kenneth F. McCabe and wife, Diana M. McCabe by deed from Charles D. Houston, unmarried of record in Book 8572, Page 252, Register's Office for Davidson County, Tennessee.

**Description Reference:** Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 7278, Page 312, as amended in Book 7347, Page 717, Book 7352, Page 630, Book 7467, Page 850, Book 7470, Page 153, Book 7600, Page 361, Book 8090, Page 537, Book 8131, Page 95, Book 8173, Page 84, Book 8199, Page 149, Book 9730, Page 265, Book 9730, Page 268, Book 9730, Page 271, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

**This is improved property, known as:** 101 Highland Villa Drive, Nashville, TN 37211

**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, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered,

unless otherwise herein set out. BOOK 10555 PG 990

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 1st day of August, 1997.

Kenneth F. McCabe — Diana M. McCabe

**Kenneth F. McCabe** **Diana M. McCabe**

**State of Tennessee**
**County of Davidson**

On this 1st day of August, 1997, before me the undersigned authority, personally appeared **Kenneth F. McCabe** and **Diana M. McCabe**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____ Notary Public

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

**State of Tennessee**
**County of Davidson**

**AFFIDAVIT**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 118000.00

Melissa Wyvone Harris
Affiant

Sworn and subscribed before me on the 1st day of August, 1997.

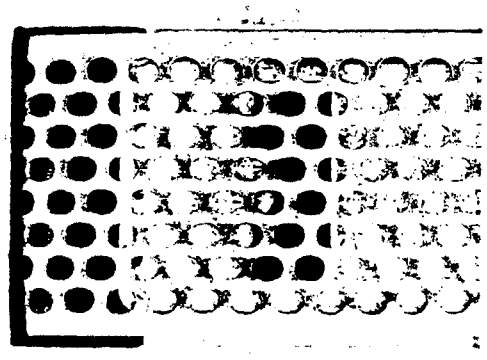
My Commission Expires: _____ Notary Public

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires 9/18/99

0333857
IDENTIF. & REFERENCE

97 AUG -4 PM 3:37
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

2842 08/04 0101 03CHECK 445.60



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10555 PG 991

| | | |
|---|---|---|
| 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 118000.00

CON TX 436.60

PRFEE 1.00

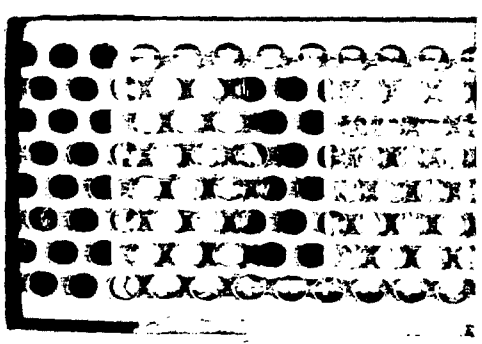
WDEED 8.00

TOTAL 445.60

CHECK 445.60

08/04/97 01 15:41 0001 2842

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0333857

IDENTIF. & REFERENCE

97 AUG -4 PM 3:37

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

**No.** 1182457