0334231

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

IDENTIF. & REFERENCE

39-B
File #97-1273

97 AUG -5 PM 12:35

WARRANTY DEED

BOOK 10557 PG 677

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Cyndi B. Richter,** unmarried , hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Patricia Ann Hurley, unmarried**, 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:**

Land in Davidson County, Tennessee, Being unit No. 114 on the Plan of Spring Place Condominiums, as described and shown on site layout in Book 6780, Page 289, attached to Master Deed for Spring Place Condominiums of record in Book 6780, page 229, and the By-Laws appended thereto of record in Book 6780, page 265, said Register's Office, and addendums thereto, to which reference is hereby made.

Being the same property conveyed to Cyndi B. Richer by Quitclaim Deed from Robert Douglas Richter of record in Book 9195, Page 1, said Register's Office.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

3249 08/05 0101 03CHECK 280.95

This is improved property, known as: 114 Spring Place, Nashville, TN 37214

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 covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. 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. 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 THE EXECUTION HEREOF this 31st day of July, 1997

Cyndi B. Richter by William H. Likins, attorney in fact

Cyndi B. Richter by William H. Likins,
Attorney-in-Fact

BOOK 10557 PG 678

State of Tennessee)
County of Davidson)

On this the 31st day of July, 1997, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **William H. Likins as Attorney-in-Fact for Cyndi B. Richter**, the bargainor(s), 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.

Notary Public

My Commission Expires: MAY 23, 1998

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$73,500.00**.

Patricia Ann Hurley
Affiant

Sworn and subscribed before me on this the 31st day of July, 1997.

Notary Public

My Commission Expires MAY 23, 1998

NEW OWNER:
Patricia Ann Hurley
114 Spring Place
Nashville, TN 37214

RESPONSIBLE FOR TAX PAYMENT:
Franklin American Mortgage
214 Overlook Court, #150
Brentwood, TN 37207

TAX MAP-PARCEL #:
85-15-A-14CO

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

RECEIVED OF _____

FOR _____

BOOK 10557 PG 679

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 73500.00
CON TX 271.95
PRFEE 1.00
WDEED 8.00
TOTAL 280.95
CHECK 280.95

08/05/97 01 12:36 0001 3249

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0334231
IDENTIF. # REFERENCE

97 AUG -5 PM 12:35
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1182857