Box 53-A

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10646 PG 993
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 53,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF October 19 97

Notary Public

MY COMMISSION EXPIRES: October 25, 2000
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

**THIS INSTRUMENT WAS PREPARED BY**
COMBOS HIX & GRAY, 315 Deaderick Street, Ste. 1120, Nashville, TN 37238

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL, NUMBER |
|---|---|---|
| Paul Edward Kalb (NAME) | NEW OWNER (NAME) | MAP 132 2A |
| 2116 Hobbs Road, Unit M-12 (ADDRESS) | 2116 Hobbs Road, Unit M-12 (ADDRESS) | PARCEL 95 |
| Nashville, TN 37215 (CITY) (STATE) (ZIP) | Nashville, TN 37215 (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, L. Kristen Kalb, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul Edward Kalb, a single person

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. M-12 on the plan of Hobbs House Apartments, of record in Book 4595, page 74, as amended in Book 5200, page 54, both in Register's Office for said County, to which plan reference is made for a complete description thereof.

Being the same property conveyed to L. Kristen Kalb, a single person, by deed from Kris A. Headley, a single person, of record in Book 10147, page 203, Register's Office for Davidson County, Tennessee.

The above legal description is the same as used in the prior deed.

This property is conveyed subject to the Plan of record in Book 4595, page 74 as amended in Book 5200, page 54; Master deed of record in Book 5289, page 515 amended in Book 5292, page 958; Book 5293, page 612; Book 6822, page 893; Book 7802, page 299 and Book 7824, page 974; any and all restrictive covenants and/or easements running with the land and taxes for the current year which have been paid and prorated day of close and assumed by the Grantee.

0359356
IDENTIF. & REFERENCE
97 OCT 15 PM 3:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved ( ) property, known as 2116 Hobbs Road, Unit M-12, Nashville, TN 37215
(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 my hand this 15th day of October 19 97

L. Kristen Kalb by Yandell L. Hix Attorney in Fact
L. Kristen Kalb

STATE OF TENNESSEE
COUNTY OF

BOOK 10646 PG 994

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____19_____.

Commission expires _____ _____

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

STATE OF TENNESSEE

COUNTY OF TENNESSEE

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Marshall L. Hix with whom I am personally acquainted and who upon his oath acknowledged himself to be the Attorney-in-Fact respectively of the L. Kristen Kalb the within named bargainor, and that he as such Attorney-in-Fact being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the bargainor by the said Marshall L. Hix as such Attorney-in-Fact.

Witness my hand and official seal at office in Nashville, Tennessee on this the 15th day of October, 1997.

Shelly D. Wilson
Notary Public

SHELLY D. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires:
11-27-99

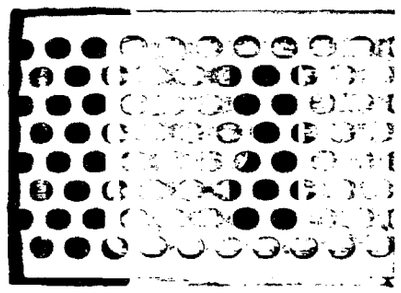
0260 10/15 0101 03CHECK 205.10

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

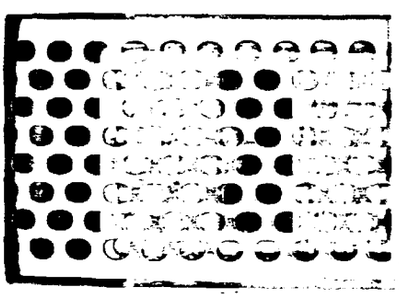
FOR _____

BOOK 10646 PG 995

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | CHMT ~~53000.00~~ |
| | | | | CON TX 196.10 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 205.10 |
| | | | | CHECK 205.10 |
| 10/15/97 | 01 | | 15:56 0001 | 0260 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0359356

IDENTIF. / REFERENCE

97 OCT 15 PM 3:57

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1209560