STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10962 PG 10

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 235,000.00

Peggy McGovern Hill
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May 19 98

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peggy McGovern Hill (NAME)	NEW OWNER (NAME)	117-6-A-012.00CO
2926 Wellesley Trace (ADDRESS)	(ADDRESS)	07DA-21959
Nashville, TN 37215 (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, Sarah Camille Farris Trust

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peggy McGovern Hill, 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:

Land in Davidson County, TN, BEING Unit No. 9-B on the Condominium Plat of Lot 9 Wellesley Trace, Section #3, of record in Plat Book 5210, page 156, and amended in Plat Book 5210, page 305, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Sarah Camille Farris, by deed from Robert A. Nixon, Jr. and wife, Peggy G. Nixon, of record in Book 6597, Page 577, Register's Office for Davidson County, Tennessee. The said Sarah Camille Farris having since died, subject property was devised to the Sarah Camille Farris Trust (The Family Trust) by the Last Will and Testament of Sarah Camille Farris, filed in the Probate Court for Davidson County, Tennessee, Probate #97 P991.

This conveyance is subject to the following: Taxes for the year 1998 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 5210, page 156 and amended in Plat Book 5210, page 305; Master Deed of record in Book 5054, page 633, and amended in Book 5631, page 194; By-Laws in Book 5054, page 649; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2926 Wellesley Trace, 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 29th day of May 19 98

Sarah Camille Farris Trust

By: Carl August Grote III Trustee and Executor

Carl August Grote, III, Trustee
and Executor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 10962 PG 11

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl August Grote, III

the bargainor _____ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 29th day of May 19 98.

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 _____ 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

WARRANTY DEED

FROM

Sarah Camille Farris Trust

TO

Peggy McGovern Hill

~~RETURN TO:~~

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027

IDENTIF. & REFERENCE

98 JUN -4 AM 10:07

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

044077

597B 06/04 0101 03CHECK

878.50

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

RECEIVED OF _____

FOR _____

Bk 10962 Pg 12

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	
				235000.00
			CON TX	869.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	878.50
			CHECK	878.50
06/04/98	01		10:10 0001	5978

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0446077
IDENTIF. ↑ REFERENCE

98 JUN -4 AM 10:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1301896