File Box 8

0500510

BOOK 11158 PAGE 643 IDENTIF. # REFERENCE

THIS INSTRUMENT PREPARED BY:
David B. Herbert, Attorney
ORTALE, KELLEY, HERBERT & CRAWFORD LLP
200 Fourth Avenue North

Nashville, TN 37219

98 OCT 16 AM 10:33

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

Name and Address of New Owner:
Louis C.Williams
692 Timber Lane
Nashville, Tennessee 37215

Send Tax Bills To:
Same

Street Address of Subject Property:
692 Timber Lane
Nashville, Tn 37215

Map Parcel:
117-02-C-47

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **DAVID B. HERBERT, EDWARD T. HERBERT AND LAWRENCE W. HEREBERT, AS TENANTS IN COMMON, BENEFICIARIES UNDER THE WILL OF FRANCES W. HERBERT "GRANTORS"** have bargained and sold, and by these presents do transfer and convey unto **LOUIS C. WILLIAMS,** his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being part of the plan of Regency Park Condominium tract as shown per plat of record in Book 3700, pages 111 and 112, Registr's Office for said County, the part hereby describedf being Unit No. 47 on said plat, together with carport designated No. 47-A as shown in and described by the Master Deed establishing Horizontal Property Regime with respect to Regency Park Condominium as of record in Boo 3815, page 778, in said Registr's Office.

Being the same property conveyed to T. L. Herbert, IV and wife, Frances W. Herbert, by deed from Genevieve E. Bransford Fletcher, as of record in Book 4505, page 983, Register's Office for Davidson County, Tennessee. The said T. L. Herbert, IV and wife, Frances W. Herbert are now deceased, he having predeceased her, and said property is now vested in David B. Herbert, Edward T. Herbert and Lawrence W. Herbert, as tenants in common, beneficiaries under the Will of Frances W. Herbert, deceased, of record in Will Book 222, page 746 in the Clerk's Office of the Probate Court for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. All matters shown on the recorded plan of record in Book 3700, pages 111 and 112, Register's Office for Davidson County, Tennessee.

2. The premises herein described is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the rgime and buildings thereon; and also including, without limitation, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime as of record in Book 3815, page 778, Register's Office for Davidson County, Tennessee.

3. By-Laws of record in Book 3815, page 788, as amended in Book 4364, page 381, Book 4767, page 431, Book 6047, page 201, Book 7662, page 942, Book 7728, page 343, and Book 9746, page 83, said Register's Office.

4. Terms and conditions of Repurchase and Option Agreement of record in Book 3907, page 839, said Register's Office.

5. Charter of Regency Park Condominium Homowners' Association as of record in Book 8129, page 118, as amended and restated in Book 8500, page 717, said Register's Office.

Dana H. Herbert, Mary Ann Herbert and Janet H. Herbert, spouses of the above named Grantors, join in this instrument for the purpose of conveying any and all right, title and interest they may have in the property by virtue of marriage.

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, his successors heirs and assigns, forever, and GRANTORS do covenant with the said GRANTEE that they 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 GRANTORS do further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, his successors 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 hands this 8th day of October, 1998.

David B. Herbert

Dana H. Herbert

Edward T. Herbert

Mary Anne Herbert

Lawrence W. Herbert

Janet H. Herbert

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named David B. Herbert and wife, Dana H. Herbert, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 9th day of October, 1998.

Kathleen Taylor Key
Notary Public
My commission expires:
July 24, 1999

KATHLEEN TAYLOR KEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Edward T. Herbert and wife, Mary Anne Herbert, the bargainors, with whom I am personally acquainted, and who acknowleded that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 9th day of October, 1998.

Jamie L. Hall
Notary Public

My commission expires: 11-25-2000

NOTARY PUBLIC

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Lawrence W. Herbert and wife, Janet H. Herbert, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 9th day of October, 1998.

Kathleen Taylor Key
Notary Public

My commission expires:
July 24, 1999

KATHLEEN TAYLOR KEY NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater for this transfer is $220,000.00.

Theresa J. Williams
Affiant

Subscribed and sworn to before me, this the 13th day of October, 1998.

Notary Public

My commission expires: 10/16/0101

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

03CHECK

829.0

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

RECEIVED OF _____

FOR _____

BOOK 11158 PAGE 646

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	
				220000.00
			CON TX	814.00
			PRFEE	1.00
			TDEED	12.00
			ERR	CO
			TDEED	12.00-
			WDEED	12.00
			CFEE	2.00
			TOTAL	829.00
			CHECK	ANK 829.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

10/16/98 01 10:36 0001 4211

0500510
IDENTIF. ↑ REFERENCE

98 OCT 16 AM 10:33
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1359440