BOOK 11404 PG. 697

FILE BOX 45
Stack 37H

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

Karen L. Taylor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
24th DAY OF March 19 99

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karen L. Taylor	SunTrust Bank, Nashville, N.A.	MAP 95-2-A
(NAME)	(NAME)	
206 Cottage Place	P.O. Box 305110	PARCEL 206 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214	Nashville, TN 37230-5110	
(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, Margaret J. Perkinson and husband, James C. Perkinson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Karen L. Taylor, 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:

BEING Unit No. 24 on the Plan of Cottage Place Condominiums, of record in Book 6520, Pages 816-823, inclusive, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements, all as described in the Master Deed, Declaration of Covenants, Conditions, and Restrictions, of record in Book 6520, Page 745, said Register's Office, as amended by Amendment to Master Deed, Declaration of Covenants, Conditions, and Restrictions of record in Book 6569, Page 212, said Register's Office, and by Second Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6636, Page 722, and Third Amendment of record in Book 6902, Page 829, said Register's Office.

BEING the same property conveyed to Margaret J. Perkinson and husband, James C. Perkinson by Quitclaim Deed from Grace Knox, Trustee, of record in Book 11078, Page 989, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6520, Page 745; Book 6569, Page 212; Book 6636, Page 722; and Book 6902, Page 829, Register's Office for said County.

This conveyance is subject to all terms and provisions of the Master Deed and By-Laws, of record in Book 6520, Page 745; Book 6569, Page 212; Book 6636,

CONTINUED

unimproved ( )
This is improved (X) property, known as 206 Cottage Place, Nashville, TN 37214
(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 our hand s this 24th day of March 19 99

Margaret J. Perkinson
Margaret J. Perkinson

James C Perkinson
James C. Perkinson

BOOK 11404 PG. 698 FILE #X 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret J. Perkinson and husband, James C. Perkinson

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of March 19 99

Commission expires March 24, 2001

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

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

FILE BOX #5

LEGAL DESCRIPTION CONTINUATION

Page 722; Book 6902, Page 829; and Book 6520, Page 793, said Register's Office.

BOOK 11404 PG. 699

0566937

IDENTIFICATION REFERENCE

99 MAR 29 PM 3:04

BILL BARRETT REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11404 PG. 700

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0566937
IDENTIF. & REFERENCE

99 MAR 29 PM 3:04

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CONT	95000.00
CON TX	351.50
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	366.50
CHECK	366.50

03/29/99 01 15:03 0001 4777

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1443842