Prepared by:
Amy Cross Nance
Attorney at Law
7065 Moore's Lane
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $140,000.00

Heidi E. Roberts
Affiant

Subscribed and sworn to before me, this 26th day of March, 1999.

Richard H. Ho
Notary Public
My commission expires: 05/08/99

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Richard H. Ho<br>214 Fairmont Court<br>Nashville, TN 37203 | same | 104-06-M/14.00 |

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Philip L. Roberts and wife Heidi E. Roberts hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Richard H. Ho, a single person hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Condominiums Unit B-12 of Fairmont Court Condominiums, a plan of which is of record in Book 6250, page 825 Register's Office for Davidson County, Tennessee, created under Title 66, Section 27-101 et seq., as amended Tennessee Code Annotated and as established by a Master Deed of record in Book 6686 page 708, as amended, Register's Office for said County, together with an undivided percentage interest in the common elements apputenance to said units as set forth in said Master Deed, reference is hereby made to the Plat of Fairmont Court Condominiums in Book 6712 page 125 and Book 6774 page 221 as revised in Book 6823 page 962 and as modified in Book 6893 page 62 said Register's Office for said County, reference which is hereby given for a more complete identification and description as such Units.

Being the same property conveyed to Philip I. Roberts and wife, Heidi Elizabeth Roberts by deed from the 4 J. L. P. Tennessee Limited Partnership of record in Book 11336 page 485 Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 1999 taxes a lien which are not yet due and payable. 2) Charter for Fairmont Court Homeowners Association of record in Book 7078 Page 447. 3) Bylaws for Fairmont Homeowners Association of record in Book 6686 Page 738 and as amended in Book 6823 page 963. 4) Master Deed of record in Book 6686 page 708 and as amended in Book 6712 page 125 and Book 6674 page 221 and revised in Book 6823 page 962 and modified in Book 6893 page 62. 5) Certificate of Domestic Limited Partnership for the 4 J. L. P. of record in Book 9344 page 265.

This property is improved property known as 214 Fairmont Court, Nashville, Tennessee 37203

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said

land to said Grantee(s), 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 26th day of March, 1999.

Philip L. Roberts

Heidi E. Roberts

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Philip L. Roberts and Heidi E. Roberts, 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 Brentwood, Tennessee, this 26th day of March, 1999.

Notary Public

My Commission expires: 05/08/99

0567384
RECEIVED FOR REFERENCE
99 MAR 30 AM 10:41
MILL CREEK UTILITY DISTRICT REGISTER
DAVIDSON COUNTY, TN.
RECORDED BY [illegible] FEE $20.00

# OFFICIAL RECEIPT

**BILL GARRETT**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** _____

BOOK 11406 PG. 128

| | | | | | |
|---|---|---|---|---|---|
| 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 |

0567384

IDENTIFICATION REFERENCE

99 MAR 30 AM 10:41
REGISTER
DAVIDSON COUNTY, TN.

[illegible] 140000.00
[illegible] 515.00
[illegible] 1.50
[illegible] 3.00
[illegible] 2.00
TOTAL 520.00
[illegible] 520.00
[illegible] 1049 0001 5249

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1444310