WARRANTY DEED

BOOK 11409 PG. 811

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
31st DAY OF March 19 99

Notary Public

MY COMMISSION EXPIRES: April 22, 2001
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William H. Lightfoot	"New Owner"	117-3B #7
(NAME) 516A Trenton Court	(NAME)	
(ADDRESS) Hermitage, TN 37076	(ADDRESS)	
(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~~ I, Helen Bailey Patterson, Heir-at-law of Maria Patterson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William H. Lightfoot and wife, Trudi P. Lightfoot

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. A-7 on the Plan of Revised, The Villager Condominium Apartments, as of record in Book 5200, Page 201, Register's Office for Davidson County, Tennessee, to which said plan and record thereof are incorporated herein and made a part hereof by reference.

BEING the same property conveyed to Maria Keaton Patterson, by Bankruptcy Trustee's deed from William Lamar Newport, Trustee, of record in Book 8181, Page 756, Register's Office for Davidson County, Tennessee. The said Maria Keaton Patterson having since died intestate.

THIS conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; and is subject to the By-Laws and Charter for the administration thereof; and is subject to easements, rights and interest 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 regime and building thereon; and also including, without limitations, all conditions, covenants, restrictions and options, burdens, assessements and other undertakings contained in the Master Deed of record in Book 5434, Page 665 and Book 5487, Page 967, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

0130 03/31 0101 03CHECK 196.00

unimproved ( )
This is improved (X) property, known as 2601 Hillsboro Pike, A-7, Nashville, TN 37212
(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 31st day of March 19 99

Helen Bailey Patterson

Helen Bailey Patterson

BOOK 11409 PG. 812

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 Helen Bailey Patterson, Heir-at-law Of Maria Patterson

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 Nashville, Tennessee, this 31st day of March 19 99.

Commission expires April 22, 2001

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

LARRY N. WESTBROOK NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY

05682240

IDENTIFICATION REFERENCE

99 MAR 31 PM 2:58

WILL CAMPBELL REGISTER
DAVIDSON COUNTY, TN.

Warranty Deed from Helen Bailey Patterson, to William H. Lightfoot and wife, Trudi P. Lightfoot.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11409 PG. 813

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

0568240
IDENTIF. A REFERENCE

99 MAR 31 PM 2:58

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CHMT	50000.00
CO TX	185.00
PRFEE	1.00
MORTG	8.00
CFEE	2.00
TOTAL	196.00
CHECK	196.00

03/31/99 01 14:57 0001 6128

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1445186