FILE BOX 9-B
FIRST TITLE & ESCROW CO., INC.
#16473

WARRANTY DEED

BOOK 11488 PG. 846

THIS INSTRUMENT PREPARED BY
George E. Mudter, Jr, Atty.
2000 Richard Jones Road, #110
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
KATHRYN G. HOBBS (NAME)	NEW OWNER (NAME)	MAP 103-14
4500 Post Road, #C-28 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 28 Co
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 08DA60227

FOR AND IN 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, PETAR GROZDANOVSKI AND WIFE COLLEEN CURTIS-GROZDANOVSKI

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KATHRYN G. HOBBS AND HUSBAND, DAVID T. HOBBS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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, Tennessee, being Unit C-28 on the Plan of The Hillwood of record in Plat Book 5200, page 43, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of The Hillwood, a horizontal property regime established by Master Deed and By-Laws of record in Book 464 amended in Book 5281, page 357, Book 6553, page 108, Book 6612, page 155, Book 7702, page 606 and Book 7822, page 263, said Register's Office.

Being the same property conveyed to Petar Grozdanovski and wife, Colleen Curtis-Grozdanovski by deed from Nancy L. Anderson and Joan Selley, both unmarried of record in Book 8814, page 920, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 5280, page 464, amended in Book 5281, page 357, Book 6553, page 108, Book 6612, page 155, Book 7702, page 606 and Book 7822, page 263; (3) Charter of record in Book 5286, page 122; and (4) All matters appearing on the Plan of record in Plat Book 5200, page 43, said Register's Office.

99 MAY 21 AM 11:36
[illegible] REGISTER
DAVIDSON COUNTY, TN.

0589808

PLEASE PREFERENCE

unimproved ( )
This is improved (X) property, known as 4500 Post Road, #C-28, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 17th day of May, 1999

Petar Grozdanovski
PETAR GROZDANOVSKI

Colleen Curtis Grozdanovski
COLLEEN CURTIS-GROZDANOVSKI

STATE OF TENNESSEE
COUNTY OF Davidson:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PETAR GROZDANOVSKI AND WIFE, COLLEEN CURTIS-GROZDANOVSKI with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 17th day of May, 19 99.

My commission expires _____ Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,500.00

David T. Hobbs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF May, 19 99.

MY COMMISSION EXPIRES: _____ Notary Public
(AFFIX SEAL)

My Commission Expires SEPT. 23, 2000

WARRANTY DEED

FROM

PETAR GROZDANOVSKI AND WIFE,

COLLEEN CURTIS-GROZDANOVSKI

TO

KATHRYN G. HOBBS AND HUSBAND,

DAVID T. HOBBS

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11488 PG. 848

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

0589808

IDENTIF. & REFERENCE

99 MAY 21 AM 11:36

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

[illegible] 105500.00
[illegible] TX 401.45
PRFEE 1.00
MISC 5.00
CFEE 2.00
TOTAL 413.45
CK CM 413.45
[illegible] 9086

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1463688