BOOK 11503 PG. 443

U5937748

IDENTIF. & REFERENCE

99 JUN-1 PM 3:52

BILL BARRETT
DAVIDSON COUNTY, TN

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: wilkins.ivey@home.com

W & I Ref: (sk) Title No: 40930
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Terry P. Hoesly 153 A Woodmont Blvd. Nashville, TN 37205	SAME

TAX MAP-PARCEL NUMBERS: 116-3-C-1.00

4749 06/03 0101 03CHECK 616.69

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 163,700.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Thomas Allen Rose,married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Terry P. Hoesly,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. A of Woodmont Glen, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit A to the Master Deed of record in Book 5407, page 419, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the sam eproperty conveyed to Thomas Allen Rose, unmarried, by deed from Allen C. McDonald of record in Book 7121, page 987 and re-recorded in Book 7133, page 662, Register's Office for said County. The said Thomas Allen Rose has since been married.

Karen A. Rose joins in this conveyance strictly to convey any and all marital interest she may have in the above described property.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 1999, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5407, Page 419, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 5407, page 419, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters; A 20-foot easement for sanitary sewers and/or storm drainage along the southwesterly boundary of said property and a 10 foot temporary construction easement north of and adjacent thereto, all as granted to Metropolitan Government by instrument of record in Book 3964, page 855, said Register's Office.Excepting to said sewer easement in Book 3964, page 855, said Register's Office as contained in instrument of record in Book 5402, page 492, said Register's Office.

This is improved property, known as: 153 A Woodmont Blvd., Nashville, TN 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 28th day of May, 1999.

Thomas Allen Rose — Karen A. Rose

Thomas Allen Rose **Karen A. Rose**

State of Tennessee
County of Davidson

On this 28th day of May, 1999, before me the undersigned authority, personally appeared **Thomas Allen Rose and Karen A. Rose**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 163,700.00

Affiant

Sworn and subscribed before me on the 28th day of May, 1999.

My Commission Expires: CHRISTY WILLIAMS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

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0593748

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FILED IN THE OFFICE OF THE REGISTER OF DAVIDSON COUNTY, TN.

CAMT	
	163700.00
CON TX	605.69
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	616.69
CHECK	616.69

06/01/99 01 15:55 0001 3249

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1467783