THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215
(615) 383-4429

FTEC File No. 16532
File Box 9-B

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Dollie Louise Hamilton
Affiant

Subscribed and sworn to before me, this 26TH day of May, 1999.

Notary Public

My Commission Expires: 9/23/2000

WARRANTY DEED

Address New Owner(s): DOLLIE LOUISE HAMILTON 713 Mount Carmel Place, Unit #713 Nashville, Tennessee 37205	Send Tax Bills to NATIONSBANC MORTGAGE CORP. 2059 Northlake Parkway Tucker, GA 30084	Tax Information: 129-11-A 713.00 CO 9DZ73131

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, PEIRCE M. ROSS AND WIFE, EVELINA P. ROSS, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DOLLIE LOUISE HAMILTON, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 713 Mount Carmel Place, Unit #713, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit A hereto.

Grantor hereby assigns all its right under the ground lease of record in Book 6596, page 608, Register's Office for Davidson County, Tennessee, and any sublease of said ground lease pertaining to the property conveyed hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of May, 1999.

Peirce M. Ross by Prudence Ross Sherrill

PEIRCE M. ROSS
BY: PRUDENCE ROSS SHERRILL, ATTORNEY-IN-FACT BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLY HEREWITH

Evelina P. Ross by Prudence Ross Sherrill

EVELINA P. ROSS
BY: PRUDENCE ROSS SHERRILL, ATTORNEY-IN-FACT BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLY HEREWITH

9236 06/07 0101 03CHECK 533.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11516 PG. 702

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PRUDENCE ROSS SHERRILL, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said PEIRCE M. ROSS AND WIFE, EVELINA P. ROSS and is authorized by the said PEIRCE M. ROSS AND WIFE, EVELINA P. ROSS to execute this instrument on their behalf.

Witness my hand, at Office, this 26th day of May, 1999.

NOTARY PUBLIC

My Commission Expires:_____

GEORGE E. MUDD
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEP

Land in Davidson County, Tennessee, being Unit No. 713, together with the appurtenant interest in the common elements of The Cloister at St. Henry, Phase IC, a horizontal property regime established by Master Deed, of record in Book 6675, page 173, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed and being located upon Lot No. 2 on the Plan of Phase ID Fifth Revision The Cloister at St. Henry of record in Plat Book 6250, page 979, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Peirce M. Ross and wife, Eveline P. Ross by deed from St. Henry's Property Development, Inc. of record in Book 7062, page 519, said Register's Office.

This conveyance is made subject to: (1) Taxes for 1999 which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 6675, page 173; (3) By-Laws of record in Book 6042, page 650, amended in Book 6519, page 187, Book 7590, page 273, and Book 9269, page 285; (4) Charter of record in Book 6076, page 203; (5) Easement of record in Book 4191, page 157; (6) Resolution of record in Book 6527, page 700; (7) Storm Water Agreement of record in Book 6145, page 293 and Book 6824, page 870; (8) Ground Lease of record in Book 6596, page 608; and (9) All matters appearing on the plan of record in Plat Book 6250, page 979, Register's Office for Davidson County, Tennessee.

05969976
RECEIVED FOR REFERENCE
99 JUN -7 PM 5:27
REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11516 PG. 704

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

0596976

99 JUN -7 PM 5:27

CAMT 140000.00
CON TX 516.00
PRFEE 1.00
WDEED 12.00
CFEE 2.00
TOTAL 533.00
CHECK 533.00

06/07/99 01 17:30 0001 6636

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1471123