WARRANTY DEED

BOOK 11525 PG. 240

ECNB-99-2245

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 118,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
DAY OF June 19 99

Notary Public

MY COMMISSION EXPIRES 5-21-00
(NOTARIAL SEAL)

1310 Memorial Blvd., Springfield, TN 37172 | 133 Heritage Park Dr., Ste 200, Murfreesboro, TN 37129 | 100 Hazel Path, Suite A, Hendersonville, TN 37075

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY
4733 Andrew Jackson Pkwy. #1-C, Hermitage, TN 37076
1187 Vultee Boulevard, Nashville, TN 37217

557 Sam Ridley Pkwy W, Suite A, Smyrna, TN 37167 | 135 Franklin Rd., Suite 150, Brentwood, TN 37027 | 1885-C Ft Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Betty S. McCauley (NAME)	Columbia National Incorporated (NAME)	64
606 Weatherbeaton Place (ADDRESS)	P.O. Box 1050 (ADDRESS)	12-O-A
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	Columbia, MD 21045-6050 (CITY) (STATE) (ZIP)	606

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTERS, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Barbara S. Craven, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty S. McCauley, an unmarried person

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:

Being Unit No. 606 on the Plan of Fox Run Condominium Apartments, Second Revision-Part of Section 2 and First Revision-Part of Section 1, of record in Plat Book 6230, Page 118, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Barbara S. Craven by deed from Richard L. Harris and wife, Julia Harris of record in Deed Book 9597, page 273, Register's Office for said County.

The premises herein conveyed is a "condominium project" established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et. seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to the easements, rights and interests 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 buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Fox Run Condominium Apartments, of record in Book 4956, page 582, Book 5535, page 713, corrected in Book 5895, page 516, and Book 5936, Page 301, amended in Book 6370, Page 817, and Book 8510, Page 95, Register's Office for Davidson County, Tennessee.

By-Laws for the Fox Run Condominium Apartments of record in Book 4596, page 590, Book 5174, Page 609, amended in Book 5548, page 852, book 5896, page 1 and book 8510, page 100, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

unimproved ( )
This is improved (X) property, known as 606 Weatherbeaton Place, Hermitage, Tennessee 37076
(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 4th day of June 19 99

Barbara S. Craven
Barbara S. Craven

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11525 PG. 241

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara R. Craven, unmarried

the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage on this the 2nd day of June, 1999.

My Commission expires 5-21-2002

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

0921 06/11 0101 03CHECK 447.00

99 JUN 11 PM 3:32

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

RECEIVED FOR REFERENCE

05988806

RETURN TO:
CUMBERLAND TITLE COMPANY

- ☐ 100 Hazel Path, Suite A, Hendersonville, Tennessee 37075
- ☐ 1187 Vultee Boulevard, Nashville, Tennessee 37217
- ☐ 1310 Memorial Boulevard, Springfield, Tennessee 37172
- ☐ 1885-C Ft. Campbell Boulevard, Clarksville, Tennessee 37042
- ☐ 122 Heritage Park Dr., Ste. 200, Murfreesboro, Tennessee 37130
- ☒ 4733 Andrew Jackson Pkwy. #1-C, Hermitage, Tennessee 37076
- ☐ 557 Sam Ridley Pkwy W., Suite A, Smyrna, Tennessee 37167
- ☐ 155 Franklin Road, Suite 150, Brentwood, Tennessee 37027

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	PWFEE	- PROBATE FEE

BOOK 11525 PG. 242

0599086

ITEM # - REFERENCE

JUN 11 PM 3:32

REGISTER
DAVIDSON COUNTY, TN.

CAMT	116000.00
CON TX	436.60
PWFEE	1.00
MVEED	9.00
CFEE	2.00
TOTAL	447.60
CHECK	447.60

06/11/99 01 15:36 0001 8921

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1473372