PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
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W & I Ref: (gj) Title No: 41023
Dav. Co. File: Box 8

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ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Tom E. Means Anne E. Sanders-Means 9130 Sawyer Brown Road Nashville, TN 37221	SAME

TAX MAP-PARCEL NUMBERS: 142-09-H-098

99 JUN 18 PM 2:03

$03.00

060015564

MAIL TAX & REFERENCE

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 160,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kim McCrary Proctor, Albert Link Proctor, and Tina Proctor Burkett,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Tom E. Means and spouse, Anne E. Sanders-Means,** 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. 9130, together with the Carport designated No. 9130-C, in River Plantation, Section IX Phase II-B, a Condominium a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plan of River Plantation Section IX, Phase II-B, Condominium Apartments, recorded in Book 7900, page 365, et seq., Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 8061, page 341, et seq., Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property co-owners and tenants of River Plantation, Section IX, Phase II-B Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 8061, pages 341-356, Register's Office for Davidson County, Tennessee are incorporated in this deed by reference and made a part hereof the same as though copied herein.

BEING the same property conveyed to Nancy M. Proctor, a single person, by deed from Albert Franck and spouse, Lillian Franck of record in Book 9309, page 448, Register's Office for said County. The said Nancy M. Proctor has since died, intestate, laving the undersigned, her three children, as her heirs at law. An Affidavit of Heirship executed by the Grantors is being recorded concurrently herewith..

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 7900, Page 365, 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 8061, page 341, Book 8591, page 251 and By-Laws in Book 8061, page 357, Book 7389, page 924, 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.

This is improved property, known as: 9130 Sawyer Brown Road, Nashville, TN 37221

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.

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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 17th day of June, 1999.

Kim McCrary Proctor

Albert Link Proctor

Tina Proctor Burkett

State of Tennessee
County of Davidson

On this 17th day of June, 1999, before me the undersigned authority, personally appeared **Kim McCrary Proctor, Albert Link Proctor and Tina Proctor Burkett**, 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.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ 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: $ 160,000.00

Affiant

Sworn and subscribed before me on the 17th day of June, 1999.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

0601564

DELIVER A REFERENCE

99 JUN 18 PM 2:03

REGISTER
DAVIDSON CO. TN.

CAMT	
	160000.00
CON TX	592.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	603.00
CHECK	603.00

06/18/99 01 14:06 0001 1621

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1480193