# WARRANTY DEED

BOOK 11575 PAGE 93

TCB-ETCC-99-2054

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
30th DAY OF June

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

JEFF FARRIS NOTARY PUBLIC AT LARGE 99 DAVIDSON COUNTY TENNESSEE
My Commission Expires January 26, 2002

**THIS INSTRUMENT WAS PREPARED BY**
MARY FRANCES RUDY, ATTORNEY AT LAW

155 Franklin Rd., Suite 150, Brentwood, TN 37027 — 1885-B Ft. Campbell Boulevard, Clarksville, TN 37042

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| William C. Odom | Standard Federal Bank, A | 142 |
| (NAME) | (NAME) | |
| 8300 Sawyer Brown Road, D-306 | 2600 W. Big Beaver Road | 5-B |
| (ADDRESS) | (ADDRESS) | |
| Nashville, Tennessee 37221 | Troy, MI 48084 | 22.00 |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, WE, Sandra K. Adcock **aka Sandra K. McCloud**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William C. Odom and wife, Mary L. Odom

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:

Land in Davidson County, Tennessee, being Unit No. D-306, together with the Carport designated as No. D-306-C, in River Plantation, Section Three, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Three, Condominium Apartments, recorded in Book 4675, Pages 75, 76, and 77; and Amended in Plat Book 4675, Pages 103, 104, and 105, Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4784, Page 464, Register's Office for said County, to which reference is hereby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the property, apartments, co-owners, and tenants of River Plantation, Section Three, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 4784, Page 482, Register's Office of 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 Sandra K. Adcock by deed from Charles K. Jackson, an unmarried person, of record in Deed Book 6946, Page 635, 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

CONTINUED

unimproved ( )
This is improved (X) property, known as 8300 Sawyer Brown Road, D-306, Nashville, Tennessee 37221
(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 30th day of June 19 99

Sandra K Adcock
Sandra K. Adcock

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandra K. Adcock

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 Brentwood Tennessee, this 30th day of June 19 99 .

JEFF FAGG
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE
My Commission Expires January 26, 2002

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ with whom I am personally acquainted and who and _____ 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

3070 07/16 0101 03CHECK 477.50

99 JUL 16 AM 8:58

06122223

RECORDED & FEE REFERENCE

**RETURN TO:**
**TITLE CONNECTION, INC.**

☐ 1885-B Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 155 Franklin Road, Suite 150
Brentwood, Tennessee 37027

LEGAL DESCRIPTION CONTINUATION

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 River Plantation, Section Three, Condominium Apartments, of record in Book 4784, Page 482, Register's Office for Davidson County, Tennessee.

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

# 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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99 JUL 16 AM 9:58

0612223 IDENTIFICATION/REFERENCE

| | |
|---|---|
| CAMT | 125000.00 |
| CON TX | 462.50 |
| PRFEE | 1.00 |
| WDEED | 12.00 |
| CFEE | 2.00 |
| TOTAL | 477.50 |
| CHECK | 477.50 |

7/16/99 01 09:00 0001 3070

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

**No.** 1491396