BOOK 11596 PAGE 355

99 JUL 30 PM 2:24
JILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE
018119

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: 41148
Dav. Co. File: Box 8

ADDRESS NEW OWNER:

James R. Griggs
104 Park Lane Drive
Nashville, TN 37204

RESPONSIBLE FOR TAX PAYMENT:

SAME

TAX MAP-PARCEL NUMBERS: 131-08-D-104

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 265,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Duane Alan Scott and spouse, Nell Christine Scott,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **James R. Griggs,** 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:**

9464 07/30 0101 03CHECK 991.50

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 104 of Park Glen Condominiums, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 6250, page 188 and as Exhibit "C" and Exhibit "D" to the Master Deed of record in Book 6578, page 379, said 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 same property conveyed to Duane Alan Scott and wife, Nell Christine Scott by deed from Robert Douglas Richter, unmarried, of record in Book 11052, page 400, Register's Office for Davidson County, Tennessee.

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 6250, Page 188 and as Exhibit "C" and Exhibit "D" to the Master Deed of record in Book 6578, page 379, 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 6413, page 475, Book 6578, page 379, Book 9473, page 100, 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: 104 Park Lane Drive, Nashville, TN 37204

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 30th day of July, 1999.

Duane Alan Scott **Nell Christine Scott**

State of Tennessee
County of Davidson

On this 30th day of July, 1999, before me the undersigned authority, personally appeared **Duane Alan Scott** and **Nell Christine Scott**, 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.

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

My Commission Expires MAY 28, 2003

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 265,000.00

Affiant

Sworn and subscribed before me on the 30th day of July, 1999.

SHAWN E. KUDRIK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____ Notary Public

My Commission Expires MAY 28, 2003

Widoc: Deed Wty—12/92

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

06181119
IDENTIF. ↑ REFERENCE

99 JUL 30 PM 2:24

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

BOOK 11596 PAGE 357

CAMT	
	265000.00
CON TX	980.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	991.50
CHECK	991.50

07/30/99 01 _ 14:29 0001 9464

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497704