THIS INSTRUMENT PREPARED BY:

JAMES C. DALE III
Attorney at Law
221 4th Ave. N., 5th Fl.
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $395,275.00

Vivian V. O'Malley
AFFIANT

Subscribed and sworn to before me this 30 day of July, 1999.

James C. Dale III
NOTARY PUBLIC

My Commission Expires: 5/26/02

ADDRESS NEW OWNER:

Vivian V. O'Malley
5209 Shenandoah Court
Nashville, TN 37220

SEND TAX BILLS TO:

SAME

MAP/PARCEL:

145-15-0A 023.00CO
7D 41070

9648 07/30 0101 03CHECK 1473.52

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, JAMES R. GRIGGS, an unmarried person, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto VIVIAN VINSON O'MALLEY, an unmarried person, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 6A of Stratford Place Residential Condominiums, as described in the Master Deed establishing a horizontal property regime of Stratford Place Residential Condominium, of record in Book 6472, page 47, Register's Office for Davidson County, Tennessee, being a horizontal property regime, together with all rights, interest and appurtenances thereto, including but not limited to the undivided interest in the common elements thereof, as set out in the aforesaid Master Deed of record in Book 6472, page 47, Register's Office for said County, as amended by Amendment to Master Deed of record in Book 7140, page 592, re-recorded in Book 7234, page 801, further amended by Second Amendment to Master Deed of record in Book 7353, page 472; further, amended by Third Amendment to Master Deed of record in Book 7426, page 234; and further amended by Fourth Amendment to Master Deed of record in Book 7756, page 116, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James R. Griggs and wife, Dancy L. Jones, by deed from Jane Smith and husband, Thomas Smith, of record in Book 9747, page 248, Register's Office for Davidson County, Tennessee, the said Dancy L. Jones now being deceased.

This conveyance is made subject to:

1. 1999 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Master Deed of record in Book 6472, page 47, as amended in Book 7140, page 592, re-recorded in Book 7234, page 801, and further amended in Book 7353, page 472, Book 7426, page 234, and Book 7756, page 116, Register's Office for Davidson County, Tennessee.

3. Deed of Conveyance to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 8128, page 23, Register's Office for said County.

4. Easement conveyed by right-of-way deed from The Louisville & Nashville Railroad Company of record in Book 1260, page 518, Register's Office for said County.

5. Agreement to maintain Private Access Drive of record in Book 6430, page 601, Register's Office for said County.

6. Right-of-way easement conveyed to South Central Bell Telephone Company of record in Book 6507, Page 851, Register's Office for said County.

7. Rights of others in and to the common elements.

This is improved property known as 5209 Shenandoah Court, Nashville, Tennessee 37220.

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, her heirs and assigns, forever; and I covenant with the said Grantee that I am 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 further covenant and bind myself, my heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 30 day of July, 1999.

James R. Griggs

JAMES R. GRIGGS, An Unmarried Person

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for the aforesaid County and State, JAMES R. GRIGGS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30 day of July, 1999.

James C. Dale III

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/26/02

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

061830

IDENTIF. ↑ REFERENCE

99 JUL 30 PM 3:31

BILL GARDNELL REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11596 PAGE 855

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

061830I
IDENTIF. & REFERENCE

99 JUL 30 PM 3:31

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	395275.00
CON TX	1462.52
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	1473.52
CHECK	1473.52

07/30/99 01 15:36 0001 9648

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497888