File Box 8 (SK)

BOOK 11624 PAGE 186

THIS INSTRUMENT PREPARED BY:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

OWNER(S) ADDRESS AS FOLLOWS:	SEND TAX BILLS TO: Bank of America	MAP & PARCEL NO.
Charlotte K. Lowther	6200 Gateway	Map 131-02
4203-B Kirtland Road	Cypress, CA 90630-6013	Parcel 143
Nashville, Tennessee 37215		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt of which is hereby acknowledged, we,

HAURY AND SMITH CONTRACTORS, INC.

a Tennessee Corporation, hereinafter called the GRANTORS, having bargained and sold, and by these presents do transfer and convey unto,

CHARLOTTE K. LOWTHER, WIDOW

hereinafter called the GRANTEES, their heirs and assigns, a certain condominium apartment in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. 4203-B, together with the carport designated No. 4203-B -C, in HILLSBORO HALL, PHASE II, a Condominium, a Horizontal Property Regime, located on Kirtland Road between Overhill and Castleman Drives, Davidson County, Tennessee, and described in a Master Deed and the plat attached thereto, of record in Book 11573, page 376, Register's Office for Davidson County, Tennessee, to which documents reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of HILLSBORO HALL, PHASE II, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 11573, page 376, and Plat attached thereto, 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. Said units also comprise Lots 65 and 67, Hollywood Place, recorded in Book 547, pages 85 and 86, Register's Office for Davidson County, Tennessee, and a portion of Lot No. 2, Resubdivision of Lots 60, 61, 62 and 66, Hollywood Place, of record in Book 9700, page 786, said Register's Office.

This conveyance is subject to the aforesaid Master Deed, By-Laws, and Plats, and electrical cross-easements recorded in Book 11622, page 610, said Register's Office, and to taxes for the year 1999 and said matters are excepted from the warranty and covenants of this deed.

BEING part of the same property conveyed to Haury and Smith Contractors, Inc., by deed from H. L. Meacham, as Attorney-In-Fact for Carmene Meacham Scott, of record in Book 11119, page 722, Register's Office for Davidson County, Tennessee.

This is improved property known as 4203-B Kirtland Road, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the same tract or parcel of land with appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said unit in fee simple, have good right to convey it, and the same is unencumbered, except as hereinabove set forth; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said unit to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever except as set forth above. 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 our hands this 17th day of August, 1999.

HAURY AND SMITH CONTRACTORS, INC.

BY: [signature]

08/18/99 01:01 03CHECK 1028.13

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared H. Wayne Morrison with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and, who, upon oath, acknowledged himself to be the Vice-President of **HAURY AND SMITH CONTRACTORS, INC.** the within named bargainor, a corporation, and that he executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said H. Wayne Morrison as Vice-President.

WITNESS my hand and seal at office in Nashville, Tennessee, this 17 day of August, 1999.

NOTARY PUBLIC

My commission expires: 5-28-2000.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $274,900.00.

Charlotte L. Lowther

Sworn to and subscribed before me this 17th day of August, 1999.

NOTARY PUBLIC

My commission expires: 5-28-2000.

0625712
IDENTIF. ✦ REFERENCE
99 AUG 18 AM 11:37
REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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

06257712

IDENTIF. # REFERENCE

99 AUG 18 AM 11:37

REGISTER
DAVIDSON COUNTY, TN.

CAMT	
	274900.00
CON TX	1017.13
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	1028.13
CHECK	1028.13

08/10/99 01 11:37 0001 7585

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1507823