WARRANTY DEED

DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 127,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF September 1999

Notary Public

MY COMMISSION EXPIRES: 3/27/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southland Title & Escrow Co., 750 Old Hickory Blvd., Suite 202, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gwynne K. Simmons	Union Planters Bank, N.A.	143-3-A 13.00CO
(NAME)	(NAME)	
6913 Highland Park Drive	P.O. Box 1785	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Memphis, TN 38101-1785	
(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, James M. Crowson and wife, Martha C. Crowson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gwynne K. Simmons, an unmarried person

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:

A certain condominium apartment in Davidson County, Tennessee, described as Unit D-3 and Carport D-3, Phase Two Harpeth Glen Condominium Apartments, a Horizontal Property Regime, as shown on the plat of Phase Two, Harpeth Glen Condominiums Apartments, recorded in Plat Book 4460, page 99, said Register's Office, and described in a Master Deed recorded in Book 4546, page 658, amended in Book 4630, page 504, Book 7538, page 346, Book 8017, page 310, and Book 9797, page 493, said Register's Office, to which reference is hereby made. The easements, restrictive convenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Harpeth Glen Condominiums Apartments contained in the Master Deed and By-Laws Appended thereto, recorded in Book 4546, page 658, amended in Book 4630, page 504, Book 7538, page 346, Book 8017, page 310, and Book 9797, page 493, 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 James M. Crowson and wife, Martha C. Crowson, by deed from Howard C. Stauffer and wife Mary J. Stauffer, of record in Book 7901, page 200, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 1999 have

CONTINUED

unimproved ( )
This is improved (X) property, known as 6913 Highland Park Drive, Nashville, TN 37205
(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 our hand s this 14th day of September 1999

James M. Crowson
James M. Crowson

Martha C Crowson
Martha C. Crowson

09/30/99 0101 03CHECK 480.90

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 James M. Crowson and wife, Martha C. Crowson

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 14th day of September, 1999.

Commission expires 5/27/2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

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

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

been prorated and payment thereof is expressly assumed by the herein Grantee; Master Deed and By-Laws of record in Book 4546, page 658, amended in Book 4630, page 504, Book 7538, page 346, Book 8017, page 310, and Book 9797, page 493; Charter of record in Book 4452, page 916; Plan of record in Book 4460, page 99; all in the Register's Office for Davidson County, Tennessee.

06364118
RECEIVED FOR REFERENCE
99 SEP 16 PM 2:22

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11664 PAGE 694

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

0636418

98 SEP 16 PM 2:23

CAMT
127000.00
MOR TX 469.90
ERR CO
MOR TX 469.90-
CON TX 469.90
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 480.90
CHECK 480.90
09/16/98 01 14:26 0001 9067

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1517030