BOOK 11663 PAGE 993

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 157,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF September 1999

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

Wilson & Weiss Title Associate, 7100 Executive Center Dr. #150, Brentwood, TN 37027

P 1029

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Richard M. Ludwig | KeyBank National Association | 103-09-0-A-008.00 |
| P.O. Box (NAME) 32 ~~5753 Knob Road~~ | (NAME) 800 Superior Avenue, 6th Floor | |
| Columbiana, (ADDRESS) Ohio 44408 ~~Nashville, Tennessee 37209~~ | (ADDRESS) Cleveland, OH 44114 | |
| (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, Ruth Elizabeth Stein, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard M. Ludwig, married

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, Being Unit No. 8, Lot 43, on the Plan of Hillwood Place Condominiums as shown as Exhibit "C" to the Master Deed of record in Book 6517, Page 980, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being that same property conveyed to Ruth Elizabeth Stein and Anna K. Stein by deed from Catherine A. Thomas of record in Book 1624, Page 392, said Register's Office. Anna K. Stein has since died. Ruth Elizabeth Stein conveys subject property as the remaining Tenant with the Rights of Survivorship.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ( )
This is improved ( X) property, known as 5753 Knob Road, Nashville, Tennessee 37209
(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 24th day of September 19 99

Ruth Elizabeth Stein By: Kathleen McCue Attorney in fact

By: Kathleen McCue

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 11688 PAGE 994

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruth Elizabeth Stein

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 24th day of September, 19 99.

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 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

STATE OF TENNESSEE
COUNTY OF Williamson

On this, 24th day of Sept., 19 99, personally appeared before me, Katherine M. Gill, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the "attorney-in-fact" of Ruth Elizabeth Stein and is authorized by them to execute this instrument on their behalf, as their free act and deed.

Witness my hand, at office, this 24th day of Sept., 19 99.

My commission expires 11/16/2002

_____
Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

BOOK 11688 PAGE 995

# WARRANTY DEED

**FROM**

Ruth Elizabeth Stein

**TO**

Richard M. Ludwig

**RETURN TO:**

Wilson & Weiss Title Associate
7100 Executive Center Dr. #150
Brentwood, TN 37027

5060 10/05 0101 03CHECK 597.75

064282B

REFERENCE

99OCT-5 AM 8:10

REGISTER
COUNTY, TN.

# OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11663 PAGE 596

| | | | | | |
|---|---|---|---|---|---|
| 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 |

REFERENCE 06412828

99 OCT -5 AM 8:10

REGISTER
DAVIDSON CO. TN.

| | |
|---|---|
| FAMT | 157500.00 |
| FEES | CO |
| CAMT | 157500.00- |
| CAMT | 157500.00 |
| CON TX | 582.75 |
| PRFEE | 1.00 |
| MRTED | 12.00 |
| CFEE | 2.00 |
| TOTAL | 597.75 |
| CHECK | 597.75 |

10/05/99 01 08:13 0001 3860

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1523746