THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215
(615) 383-4429

FTEC File No. 16852
File 16852

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: $155,000.00

Affiant

Subscribed and sworn to before me, this 25th day of October, 1999.

Notary Public

My Commission Expires:

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE Exp 11/27/1999

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
ELIZABETH A. KILLIAN	FIFTH THIRD BK of Ky.	Map 143-1-A
102 Windsor Terrace Drive	250 W. MAIN ST	Parcel 102.00 CO
Nashville, Tennessee 37221	LEXINGTON, Ky 40507	FB 09D 79948

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, CYNTHIA LYNN HADEN DICKENS, married

("Grantor"), has this day bargained and sold, and does hereby transfer and convey to ELIZABETH A. KILLIAN

("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 102 Windsor Terrace Dr., Nashville, TN

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

4927 10/28 0101 03CHECK 584.50

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 25th day of October, 1999.

Cynthia Lynn Haden Dickens
CYNTHIA LYNN HADEN DICKENS

Michael L. Dickens
MICHAEL L. DICKENS

99 OCT 28 AM 11:42
KEVIN D. MONTGOMERY REGISTER
DAVIDSON CO. TN.

RECEIVED FOR REFERENCE

06513364

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, CYNTHIA LYNN HADEN DICKENS AND HUSBAND, MICHAEL L. DICKENS

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of October, 1999.

My Commission Expires:

Notary Public

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE Exp 11/27/1999

WARDEED

Land in Davidson County, Tennessee, being Unit No. 102, together with the appurtenant interest in the common elements of Windsor Terrace Condominiums, a horizontal property regime established by Master Deed, of record in Book 7150, page 921 amended in Book 7436, page 667, rerecorded in Book 7464, page 297 amended in Book 7661, page 40, Book 7729, page 206 and Book 7980, page 717, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Cynthia Lynn Haden, unmarried by deed from Don M. Bowlin, Jr., married of record in Book 9303, page 419, said Register's Office. The said Cynthia Lynn Haden having since married and is now known as Cynthia Lynn Haden Dickens.

This conveyance is made subject to (1) Restrictions of record in Book 6250, page 869, Book 7150, page 921 amended in Book 7436, page 667, rerecorded in Book 7464, page 296, Book 7661, page 40, Book 7729, page 206 and Book 7980, page 717; (2) Charter of Incorporation of record in Book 7168, page 683 and Book 8097, page 976; and (3) Storm Water Detention Agreement of record in Book 6680, page 517.

Michael L. Dickens, spouse of Cynthia Lynn Haden Dickens, joins in the execution of this instrument for the purpose of conveying any interest he may have in the subject property by virtue of his marriage to the said Cynthia Lynn Haden Dickens.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11720 PAGE 582

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	

0651364

CROSS REFERENCE

99 OCT 28 AM 11:42

CLERK & MASTER/REGISTER
DAVIDSON COUNTY, TN.

CAMT 155000.00
CON TX 573.50
PRFET 1.00
WDEED 8.00
CFEE 2.00
TOTAL 584.50
CHECK 584.50

10/28/99 01 11:46 0001 4927

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1532693