(1)

Box 36
pbo

Instr:200006050065383 Page: 1 OF 3
REC'D FOR REC 06/05/2000 9:15:13AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $185.00

THIS INSTRUMENT PREPARED BY:
J. Michael Morgan
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

# WARRANTY DEED

**Name and Address of New Owner:**
**Donald Ray Hardman**
**1711 18th Avenue South Unit F4**
**Nashville, Tennessee 37203**

**Send Tax Bills To:**
**NEW OWNER**

| **Street Address of Subject Property:** | **Map-Parcel No:** |
|---|---|
| **1711 18th Avenue South Unit F4** | **Map 104-08-G** |
| **Nashville, Tennessee 37203** | **Parcel 024** |

**FOR AND IN CONSIDERATION** of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **DEAN & CO, INC., A TENNESSEE CORPORATION,** hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents do transfer and convey unto **DONALD RAY HARDMAN,** hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. F-4, Arlington Court Condominiums, a plat of which is shown as Exhibit "A" to the Master Deed of record in Book 6806, page 65, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Dean & Co., Inc., a Tennessee corporation, by Deed from T. Hartley Hall, V and wife, Carolyn Griffin Hall, of record in Book 9480, page 375, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. 2000 Davidson County taxes which have been prorated by the parties and assumed by the Grantees; and

2. Master Deed and By-Laws of record in Book 6806, page 22, Register's Office for Davidson County, Tennessee.

**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, his heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its surccessors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 2nd day of June, 2000.

**DEAN & COMPANY, INC., A TENNESSEE CORPORATION**

**By:** _____
**Billy Dean, President**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Before me, the undersigned, a Notary Public of said County and State, personally appeared Billy Dean, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of Dean & Co., Inc., the within named bargainor, a Tennessee corporation, and that he as such President executed the foregoing instrument for the purposes therein contained, be signing the name of the corporation by himself as President.

_____
**NOTARY PUBLIC**

**MY COMMISSION EXPIRES:** _____

NOTARY PUBLIC AT LARGE
J. Michael Morgan
My Commission Expires
July 28, 2001

**STATE OF TENNESSEE ]**
**COUNTY OF DAVIDSON ]**

The actual consideration or value whichever is greater, for this transfer is $50,000.00.

Donald Ray Hardman
Affiant

Subscribed and sworn to before me, this the 2nd day of June, 2000.

J. Michael Morgan
NOTARY PUBLIC

My commission expires: NOTARY PUBLIC AT LARGE J. Michael Morgan My Commission Expires July 28, 2001