Realty Title 48A

Prepared by and return to:
Elite Title Company LLC
109 Westpark Drive, Suite 100
Brentwood, Tn 37027
(615) 850-4221

Instr:200007100068166 Page: 1 OF 3
REC'D FOR REC 07/10/2000 1:56:00PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $255.30

Warranty Deed

FOR AND IN CONSIDERATION OF the sum of Ten and 00/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the **Mary Imogene Caldwell, an unmarried person** (hereinafter referred to as "Grantor(s)") have this day, bargained and sold and does hereby transfer and convey unto **Jim A. TenBrink and wife, Leslie S. TenBrink** (hereinafter referred to as "Grantee(s)"), it's successors and assigns, forever, that certain parcel of real estate located in **Davidson** County, State of Tennessee, and being described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), it's successors and assigns, forever.

The undersigned covenants with the said Grantee(s) that they are lawfully seized and possessed of said parcel of real-estate, and that they have a good right to convey the same and that it is unencumbered, except for the lien of current year's property taxes, which taxes have been prorated between the parties herein.

The undersigned further covenants and bind themselves, their heirs and assigns, to forever warrant and defend the title to said real estate to the Grantee(s), it's successors and assigns, against the lawful claims of all persons, whomsoever.

Witness my hand this 30th day of June, 2000.

Mary Imogene Caldwell

Mary Imogene Caldwell

STATE Of Tennessee
COUNTY Of Williamson

Before me, the undersigned, a Notary Public and for said County and State aforesaid, personally appeared, Mary Imogene Caldwell, an unmarried person with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained by signing the name of the true and lawful holder of the above described indebtedness.

Witness my hand and official seal, this 30 day of June, 2000.

Ginny L Katricka

Notary Public

My Commission expires:

GINNY L. KATRICKA
NOTARY PUBLIC AT LARGE
Comm. exp. 3-18-2002
RUTHERFORD COUNTY, TENNESSEE

STATE Of Tennessee
COUNTY Of Williamson

The actual consideration or value, whichever is greater, for this transfer is $69,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 30 day of June, 2000.

Notary Public

My Commission expires:

GINNY L. KATRICK
NOTARY PUBLIC AT LARGE
Comm. exp. 3-18-2002
RUTHERFORD COUNTY, TENNESSEE

Map and Parcel Numbers: 106/16/O/E/20.00CO

Address of New Owner:
3901 Whitland Ave. Unit 20
Nashville, Tn 37205

Send Tax Bills To:
same First Horizon Home Loan Corp.
2974 LBJ Freeway, Suite 200
6-000013 Dallas, TX 75234

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Unit No. 20 on the Plan of Whitland Place Condominium, of record in Plat Book 5200, page 597, of the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances and governmental regulations that may affect the premises and the following exceptions.

1. Restrictive Covenants contained in an instrument of record in Book 6350, page 824, of the Register's Office for Davidson County, Tennessee omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.

2. Easement for sanitary sewer dated November 26, 1962, of record in Book 3464, page 278, of record in Said Register's Office.

3. The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101 at seq., of the Tennessee Code Annotated, and is subject to the By-Laws for the administration thereof; and is subject to the easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, curdens, liens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Whitland Place Condominium, as of record in Book 6131, page 722, of the Register's Office for Davidson County, Tennessee, and the By Laws appended thereto.

4. Limitations and conditions imposed by the "Horizontal Property Act: as set out in Code Sections 64-2704-22, Tennessee Code Annotated.

5. Subject to all matters shown on the Plan of record in Book 5200, page 597, of the Register's Office for Said County.

6. Rights of others in and to the common areas and/or elements.

Being the same property conveyed to Mary Imogene Caldwell, an unmarried person from Patricia Davis, an unmarried person by Warranty Deed dated July 31, 1995 and recorded in Book 9752, page 119, of the Register's Office for Davidson County, Tennessee.