Davidson County DEEDWARR
Recvd: 11/02/00 14:54 2pgs
Fees:11.00 Taxes:529.10
20001102-0109005

SUBLEASE AND CONVEYANCE OF CONDOMINIUM APARTMENT

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL
JAMES W. V. ANDREWS, A MARRIED MAN 454 Siena Drive The Cloister Nashville, TN 37205	AMSOUTH BANK 2050 Parkway Office Circle Birmingham, AL 35244	129-11-A-454

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS (10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration the receipt of which is hereby acknowledged, the undersigned,

THE ESTATE OF WINIFRED H. CLARK, (the "Grantor"), has bargained, sold, and leased, and by these presents does transfer, convey and lease unto

JAMES W. V. ANDREWS, A MARRIED MAN

(the "Grantee"), her heirs and assigns, a certain Condominium Apartment in Davidson County, Tennessee, described as follows, to wit:

Unit No. 454 created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for The Cloister at St. Henry, Phase 1-B, of record in Book 6237, page 665, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in said Master Deed.

Being the same property conveyed to Thomas W. Clark and wife, Winifred H. Clark by deed from St. Henry's Property Development, Inc., dated June 15, 1985, filed of record in Book 6574, Page 655, Davidson County Register's Office, Tennessee. Both Thomas W. Clark and wife, Winifred H. Clark are both deceased, the said Thomas W. Clark having died first. The Estate of Winifred H. Clark probated in Case Number 99P-1861 named V. Angela Henrick as personal representative and gave her authority to sell real property.

This conveyance and lease is subject to the following:

1. Provisions of Tennessee Code Annotated, Section 64-27-101, et seq.
2. Conditions, restrictions, options, encumbrances, liens, assessments, easements, and undertakings contained in the Master Deed for The Cloister at St. Henry, Phase IB, recorded in Book 6237, Page 665, Register's Office for Davidson County, Tennessee, and the Bylaws for The Cloister at St. Henry, recorded in Book 6042, Page 650, Register's Office for Davidson County, Tennessee.
3. Sanitary Sewer and/or Storm Easement of record in Book 4191, page 157, Register's Office for Davidson County, Tennessee.
4. Real estate taxes for 2000.

This is improved property known as 454 Siena Drive, The Cloister, Nashville, TN 37205.

TO HAVE AND TO HOLD the said condominium apartment, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, for the term of the Grantor's Ground Lease, of record in Book 6208, page 137, Register's Office for Davidson County, Tennessee, and any extension thereof, but not further.

Grantee understands that Grantor is not conveying the real estate in fee simple and this conveyance is both a sublease by Grantor to Grantee of the above described condominium apartment for the full term of Grantor's Ground Lease and any extension thereof, and a conveyance by Grantor of all right, title and interest of the Grantor in the described condominium apartment. By acceptance of this conveyance, Grantee agrees to assume jointly with The Cloister Owners' Association all obligations of the Grantor under Grantor's Ground Lease, including payment of all real estate taxes assessed against both land and buildings.

WITNESS my hand, this the 30th day of OCTOBER, 2000.

THE ESTATE OF WINIFRED H. CLARK

V. Angela Henrick, Personal Representative

V. ANGELA HENRICK,
PERSONAL REPRESENTATIVE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared V. ANGELA HENRICK with whom I am personally acquainted and who upon her oath(s) acknowledged her to be the Personal Representative of The Estate of Winifred H. Clark, the within named bargainor, and that V. ANGELA HENRICK as such Personal Representative being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the bargainor, by the said V. ANGELA HENRICK as such Personal Representative and attesting the same by the said V. ANGELA HENRICK as such Personal Representative.

Witness my hand and official seal at office at Nashville, Tennessee on this the 30th day of October, 2000.

My commission expires:
5/26/02

Notary Public

State of Tennessee
County of Davidson

The actual Consideration of Value, whichever is greater for this transfer is $143,000.00

Subscribed and sworn to before me this the 30th day of October, 2000.

Darris Billingsley
Notary Public

Tammy Potts
Affiant

My Commission Expires: _____

DARRIS BILLINGSLEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Exp. 1/27/2001