FILE BOX 9-B
FIRST TITLE & ESCROW CO., INC.
#17887

THIS INSTRUMENT PREPARED BY: ***Douglas A. Brace,, Attorney*** ***ORTALE, KELLEY, HERBERT & CRAWFORD*** *200 Fourth Avenue North, Third Floor* *P.O. Box 198985* *Nashville, TN 37219-8985* *(615) 256-9999*	**STATE OF TENNESSEE]** ***COUNTY OF DAVIDSON]*** *The actual consideration or value, whichever is greater, for this transfer is $174,900.00.* *Affiant* *Notary Public* *My commission expires:* 11/18/02

Name and Address of New Owner:

Rebecca Williams
2019 Lombardy Avenue
Nashville, TN 37215

Send Tax Bills To:

SunTrust Mortgage,Inc.
P.O. Box 57028
Irvine, CA 92619-7028

Davidson County DEEDWARR
Recvd: 04/26/01 10:30 3pgs
Fees:15.00 Taxes:647.13
20010426-0042042

Street Address of Subject Property:

2019 Lombardy Avenue
Nashville, TN 37215

Map and Parcel:

117-07-O-J-003.

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **JEFFREY M. BEEMER, UNMARRIED ("GRANTOR")** has bargained and sold, and by these presents does transfer and convey unto to **REBECCA WILLIAMS, UNMARRIED, ("GRANTEE"),** her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 2019 of the Kingsbridge Condominiums, a Horizontal Property Regime established pursuant to the provisions of the Tennessee Horizontal Property Act (Tennessee Code Annotated Sections 66-17-101 through 66-2-123) and the provisions of the Master Deed for Kingsbridge condominiums, as of record in Book 7105, page 777, as amended in Book 7457, page 15, and Book 9539, page 564, Register's Office for Davidson County,Tennessee, including without limitation the By-laws appended thereto as of record in Book 7105, page 804, Register's Office for Davidson County, Tennessee.

TOGETHER with the undivided percentage interest in the Common Elements as defined by the Master Deed and appertaining to said unit and all other rights, powers,privileges and interests appertaining to said unit pursuant to the Master Deed.

TOGETHER with allociated Parking Space No. P-6 being an inseparable appurtenance thereto as provided by said Master Deed.

Being the same property conveyed to Jeffrey M. Beemer,unmarried, by deed from Van Van Meter and wife, Charlotte K. Van Meter, as of record in Book 11336, page 45, Register's Office for Davidson County, Tennessee.

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

1. Charter of Kingsbridge Condominium Homeowners' Association, as of record in Book 7182, page 216, as amended in Book 7182, page 221, Book 7817, page 947 and Book 7912, page 543, Register's Office for Davidson County, Tennessee.

2. The premises herein described 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, et seq., of Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to 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 limitation, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Kingsbridge Condominium, as of record in Book 7105, page 777, as amended in Book 7457, page 15, and By-Laws of record in Book 7105, page 804, as amended in Book 9539, page 564, Register's Office for Davidson County, Tennessee.

3. Restrictions of record in Book 1109, page 353, as amended in Book 1133, page 85, 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, her heirs and assigns, forever, and GRANTOR does covenant with the said GRANTEE that they 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 GRANTOR does further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, her 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 25 day of April 2001.

Jeffrey M. Beemer

Jeffrey M. Beemer

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

On this 25 day of April, 2001, before me personally appeared Jeffrey M. Beemer, unmarried, to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this 25 day of April, 2001.

Mary Ann Selley
NOTARY PUBLIC

My commission expires:



NOTARY PUBLIC
AT LARGE
Mary Ann Selley
My Commission Expires
November 21, 2001
STATE OF TENNESSEE