Davidson County DEEDWARR
Recvd: 05/01/01 09:16 2pgs
Fees:11.00 Taxes:444.00
20010501-0043665

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00.

Amy B. Frazier
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 27th day of April, 2001.

Notary Public

My Commission Expires: 11/19/01

DONALD R. BARRETT NOTARY PUBLIC AT LARGE

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Amy B. Frazier
5025 Hillsboro Road, Unit 17-G
Nashville, Tennessee 37215

SEND TAX BILLS TO:
Union Planters Mortgage
3100 W. End Avenue, #530
Nashville, TN 37203

MAP-PARCEL NUMBERS:
131-01-0-D-139.00 CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **H. Larry Grissom, an unmarried man** hereinafter referred to as Grantors, hereby transfers and conveys to **Amy B. Frazier, an unmarried woman** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Land in Davidson County, Tennessee, being Unit No. 139 on the Plan of Georgetown Apartments, a condominium, as of record in Book 5200, Page 4, Register's Office for said County, together with an undivided .420% interest in the common elements of 5025 Hillsboro Homeowner's Association, as described in Book 5211, Page 325, et seq., said Register's Office. Said Unit is also known as Apartment No. 17-G.

Being the same property conveyed to H. Larry Grissom, unmarried and Joseph T. Grissom, by deed from Karen Ann Joseph and husband, Warren Thomas Joseph of record in Book 8953, Page 604, Register's Office for said County. Joseph T. Grissom having since died.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2001, and subsequent years, a lien not yet due and payable.

The Plan of record in Plat Book 5200, Page 4, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 5211, Page 325, Register's Office for Davidson County, Tennessee.

Easement for Sewer of record in Book 4168, Page 940 and Book 4308, Page 575, said Register's Office.

All other easements and restrictions of record in said Register's Office.

County and/or City taxes for the year 2001 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 5025 Hillsboro Road, Unit 17-G, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **GRANTEES**, their heirs and assigns forever, and I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEES**, their 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 27th day of April, 2001.

H. Larry Grissom

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named H. Larry Grissom, an unmarried man, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 27th day of April, 2001.

Notary Public

11/18/01
My Commission Expires

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. RONALD R. BARRETT, JR.

03105-BP