Davidson County DEEDWARR
Recvd: 05/04/01 12:19 2pgs
Fees:11.00 Taxes:203.50
20010504-0046243

This instrument prepared by:
JAMES W. CHAMBERLAIN
Attorney at Law
105 Court Square-P. O. Box 98
Lafayette, TN 37083

MAP: 147-3-B
PARCEL: 16

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:
VICKIE DENISE HILL
370 Wallace Road, F-1
Nashville, TN 37211

SEND TAX BILLS TO:
S A M E

FOR AND IN CONSIDERATION of the sum of FIFTY-FIVE THOUSAND AND 00/100 ($55,000.00) DOLLARS, cash in hand paid by the Grantee to the Grantors, the receipt and sufficiency of which are hereby acknowledged in full, we, A. C. MINCHEY and wife, B. K. MINCHEY, have bargained and sold, and by these presents do transfer and convey unto the said VICKIE DENISE HILL, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Property located in Davidson County, Tennessee, to wit:

Unit No. F-1, of Southern Hills condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, page 502, 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 Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such unit.

BEING the same property conveyed to A. C. Minchey and wife, B. K. Minchey by deed from Gary G. Tuck and wife, Jo Ann Tuck, dated April 10, 2001, and recorded in ~~Book~~ X, ~~page~~ Register's Office, Davidson County, Tennessee.

2001 taxes shall be prorated.

Possession shall be given to Grantee with deed.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said VICKIE DENISE HILL, her heirs and assigns, forever. And we do covenant with the said VICKIE DENISE HILL, that we are lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unencumbered, except for applicable building and zoning regulations, all visible easements, and any restrictions of record.

And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said VICKIE DENISE HILL, her heirs and assigns, against the lawful claims of all persons whomsoever.

X Instrument No. 20010504004624 2

WITNESS OUR HANDS, this 1st day of May, 2001.

A. C. Minchey
A. C. MINCHEY

B. K. Minchey
B. K. MINCHEY

STATE OF TENNESSEE)
COUNTY OF MACON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named A. C. MINCHEY and wife, B. K. MINCHEY, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, at Lafayette, Tennessee, this 1st day of May, 2001.

NOTARY PUBLIC
MY COMMISSION EXPIRES:
7-20-2004

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $35,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Subscribed and sworn to before me this the 2nd day of May, 2001.

tw/5001

~~REGISTER OR~~ NOTARY PUBLIC
My Commission Expires: 8/29/2004