WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $61,100.00.

X _____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st Day of August, 2001.

_____
Notary Public

MY COMMISSION EXPIRES: 11/17/02

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 08/06/01 11:12 3pgs
Fees:18.00 Taxes:226.07
20010806-0083628

CONNIE R. GILL NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney at Law, 613 Potomac Place, Suite 201 Smyrna, TN 37167

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carol Cheatham	ABN AMRO Mortgage Group, Inc.	Map 75
(NAME) 118 Brooke Castle Dr	(NAME) P.O. Box 57068	Group 8A
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Irvine, CA. 92619-7068	Parcel 18.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Natalie R. Smith, unmarried**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Carol Cheatham, unmarried** herereinafter called the GRANTEE(S), their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

Being all of Lot No. 118 on the plan of Brooke Castle Condominiums according to the plat thereof of record in Plat Book 6250, Page 627, as amended in Book 6250, Page 691 of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete description of said lot. See Attached Exhibit "A" for legal description.

Being the same property conveyed to Natalie R. Smith, unmarried by Warranty Deed of record in Book 9131, page 639, Register's Office of Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 6250, page 627, Book 6250, page 691, as corrected in Book 6680, page 905, Book 6519, page 747, Book 6727, page 762 and Book 6919, page 671; By-Laws of record in Book 6519, page 768; Charter of record in Book 6519, page 739, as amended in Book 7570, page 312 and Book 7866, page 374; Deed for common area of record in Book 6883, page 759; any and all matters as shown on plat of record in Plat Book 6250, page 759; all of the Register's Office of Davidson County, Tennessee.

This is unimproved ( )
improved(x) property, known as 118 Brooke Castle Dr Hermitage TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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, unless otherwise herein set out; and except for the current year property taxes which are being prorated between the parties and Grantee agreeing to pay said tax when due; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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/our hand(s) this 1st Day of August, 2001.

_____
Natalie R. Smith

_____

_____

_____

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public, personally appeared Natalie R. Smith, who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 1st Day of August, 2001.

CONNIE R. GILL
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/17/02

EXHIBIT A

A certain condominium unit in Davidson County, Tennessee, descrived as follows: Unit No. 118, in a Horizontal Property Regime as shown on the condominium site plan of Brooke Castle Condominiums, as of record in Book 6250, Page 627, as amended in Book 6250, Page 691, as amended subsequently, in the Register's Office, Davidson County, Tennessee.

The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest 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 covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Brooke Castle Condominiums.

Being the same property conveyed to Carol Cheatham, unmarried by Warranty Deed of record in Instrument No._____, Register's Office of Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 6250, page 627, Book 6250, page 691, as corrected in Book 6680, page 905, Book 6519, page 747, Book 6727, page 762 and Book 6919, page 671; By-Laws of record in Book 6519, page 768; Charter of record in Book 6519, page 739, as amended in Book 7570, page 312 and Book 7866, page 374; Deed for common area of record in Book 6883, page 759; any and all matters as shown on plat of record in Plat Book 6250, page 759; all of the Register's Office of Davidson County, Tennessee.