Box 22

WARRANTY DEED

THIS INDENTURE, made and entered into this **8** day of **August, 2001**, by and between **Juanita M. ~~Andrews~~**, party of the first part, and **Lottie Andrews** party of the second part,

LA Allen JMA

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of **Nashville**, County of **Davidson**, State of **Tennessee**.

See Exhibit "A"

Parcel #: 142/09/0E/15.00CO

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee of the aforedescribed real estate; that he/she has good right to sell and convey the same; that the same is unencumbered,

EXCEPT for subdivision restrictions, building lines and easements of record as shown in Plat Book **5200**, Page **705**, in said Register's Office, and except for any **2001 Davidson** County taxes not yet due and payable,

and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

Davidson County DEEDWARR
Recvd: 08/09/01 13:58 3pgs
Fees:18.00 Taxes:540.20

20010809-0085912

Juanita M. Allen

Juanita M. Allen

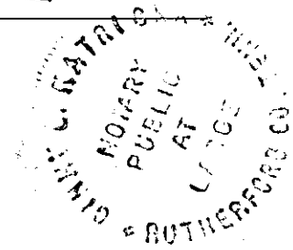
STATE OF TENNESSEE, COUNTY OF Williamson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Juanita M. Allen** to me known to the person described in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this **8** day of **August, 2001**.

Notary Public

My commission expires: 3/18/02



****

Property address: **1215 General George Patton**
Nashville, Tennessee 37211

Owner's name: **Lottie Andrews**

and address: **1215 General George Patton**
Nashville, Tennessee 37211

Mail tax bills to, (Person or Agency responsible for payment of taxes)
Same as Property

This instrument prepared by:
Elite Title Company, LLC
109 Westpark Drive, Ste. 109
Brentwood, TN 37027

File No.: 6-010286

Return to: **Elite Title Company, LLC**
109 Westpark Drive, Ste. 109
Brentwood, TN 37027

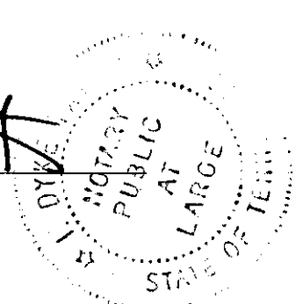
I, or we, hereby swear and affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$146,000.00** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Lottie Andrews
Affiant

Subscribed and sworn to before me this **8** day of **August, 2001**.

Notary Public

My Commission Expires 5/29/05



(FOR RECORDING DATA ONLY)

Exhibit "A"

Unit No. 1215 , together with the Carport designated No. 1215-C, in River Plantation, Section Seven, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road and General George Patton Road, Nashville, Davidson County, Tennessee, and described in a Master Deed recorded in Book 6226 page 9, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Seven, Condominium Apartements, sontained in the Master Deed and By-Laws appended thereto, recorded in Book 6226, page 9, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Juanita M. Allen and Dorothy I. Vawter, both unmarried by Warranty Deed from Haury and Smith Contractors, Inc. dated July 30, 1987 and recorded September 16, 1987 in Book 7354, page 142, Register's Office for Davidson County, Tennessee. The said Dorothy I. Vawter was deceased on or about December 8, 1998.

Parcel No: 142/09/0E/15.00CO