Davidson County DEEDWARR
Recvd: 10/05/01 09:43 3pgs
Fees:18.00 Taxes:684.50
20011005-0108444

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL NOS.
Linda R. Guthrie **4487 Post Place** **Nashville, Tennessee 37205**	Principal Residential mortgage 711 High St. Des Moines, IA 50392	**Map 103-15-B** **Parcel 30**

This instrument prepared by: Joseph V. Ferrelli, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

10838

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Grace B. Keeble, an unmarried person (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto, Linda R. Guthrie, an unmarried person (The "Grantee"), her heirs and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 30 on the Plan of Lions Head Condominiums of record in Book 5200, page 82, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Grace B. Keeble, unmarried by Warranty Deed from Kay M. Fossick, unmarried of record in Book 10285, page 232, said Register's Office for Davidson County, Tennessee.

This description is the same as was used in the last deed of record.

This conveyance is subject to:

1. Taxes for the year 2001 and subsequent years.
2. Plan of record in Plat Book 5200, page 82, said Register's Office for Davidson County, Tennessee.
3. Master Deed, By-Laws and Restrictive covenants contained of record in Book 5340, page 70, as corrected in Book 5342, page 683 and Book 5340, page 121, said Register's Office for Davidson County, Tennessee.
4. Charter of Incorporation of Lions Head Homeowners Association of record in Book 5342, page 2, said Register's Office for Davidson County, Tennessee.
5. Easements to Metro Government of Nashville and Davidson County for sanitary sewers and/or storm drainage of record in Book 6909, page 212 and Book 7196, page 827, said Register's Office for Davidson County, Tennessee.

6. Easements of record in Book 3224, page 527, Book 3376, page 102, Book 3969, page 788, Book 4995, page 32, Book 4889, page 140 and Book 4675, page 134, said Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 4487 Post Place, Nashville, Tennessee 37205.

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON]
[ ]
[The actual consideration or value, whichever is greater for]
[this transfer is $185,000.00.]
[ ]
[Affiant]
[Subscribed and sworn to before me this]
[28th day of September, 2001.]
[ ]
[Notary Public]
[ ]
[My Commission Expires:]

SUSAN MAGNUSON
NOTARY PUBLIC
AT LARGE
MY COMMISSION EXPIRES
10-20-2003
RUTHERFORD COUNTY, TN

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, her heirs and assigns, forever. And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors are caused this Deed to be executed this 28th day of September, 2001.

Grace B. Keeble
by: Sydney F. Keeble, Jr., Attorney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public for the above county and state, appeared Sydney F. Keeble, personally known to me to be the person described, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and acknowledged that he has executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of September, 2001.

Notary Public

My Commission Expires: 7/24/04