12436

THIS INSTRUMENT PREPARED BY: *Douglas A. Brace,, Attorney* *ORTALE, KELLEY, HERBERT & CRAWFORD* *200 Fourth Avenue North, Third Floor* *P.O. Box 198985* *Nashville, TN 37219-8985* *(615) 256-9999*	STATE OF TENNESSEE] COUNTY OF DAVIDSON] *The actual consideration or value, whichever is greater, for this transfer is $148,000.00.* *Affiant* *Notary Public* *My commission expires:*

Name and Address of New Owner:

Tomiji Takizawa and Akiko Takizawa
214 Boxmere Place
Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 10/31/01 13:28 2pgs
Fees:13.00 Taxes:547.60
20011031-0118787

Send Tax Bills To:
Firstar Bank, N.A.
4801 Frederica Street
Owensboro, KY 42301

Street Address of Subject Property:	**Map and Parcel:**
214 Boxmere Place Nashville, TN 37215	131-06-O-E-214.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged , **ELIZABETH C. RAYFIELD, UNMARRIED, ("GRANTOR")** has bargained and sold, and by these presents does transfer and convey unto to **TOMIJI TAKIZAWA AND AKIKO TAKIZAWA, ("GRANTEES"),** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 214 of Burton Hills, Village of Boxmere, Phase I, a Horizontal Property Regime as shown on the Condominium site of Burton Hills, Village of Boxmere, Phase I, as of record in Book 6666, page 749, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit.

Being the same property conveyed to Elizabeth C. Rayfield, unmarried, by deed from William E. Ruthrauff and wife, Elsie L. Ruthrauff, as of record in Book 7401, page 836, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following:

1. All matters shown on recorded plan of record in Book 6250, page 284, revised in Book 6250, page 649, Register's Office for Davidson County, Tennessee.

2. The premises herein described is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interests 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 buildings thereon; and also including, without limitation, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Declaration of Restrictions of record in Book 6324, page 588; Charter of Burton Hills Homeowners Association, Inc., as of record in Book 6517, page 505, as amended in Book 6921, page 216; Charter of Burton Hills Recreational Association, Inc., as of record in Book 6517, page 511, as amended in Book 6921, page 214; and Charter of Burton Hills Recreational Association, Inc., as of record in Book 6517, page 511, as amended in Book 6921, page 214, Register's Office for Davidson County, Tennessee.

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 GRANTOR does covenant with the said GRANTEES that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind herself, hs heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, her 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 30 day of October, 2001.

Elizabeth C. Rayfield

Elizabeth C. Rayfield

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

On this 30 day of October, 2001, before me personally appeared Elizabeth C.Rayfield,unmarried, to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument and acknowledged that she executed the same as his free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this ____day of October, 2001.

NOTARY PUBLIC
AT LARGE
My Commission Expires
September 1, 2005
STATE OF TENNESSEE

NOTARY PUBLIC

My commission expires:

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