PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 12/17/01 15:01 2pgs
Fees:13.00 Taxes:370.00
20011217-0139175

W & I Ref:(ST) Title No: 43120
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Martha B. Quarrier 4505 Harding Road Nashville, Tennessee 37205	Union Planters Bank, N.A. 2019 Richard Jones Road Suite 300 Nashville, Tennessee 37215

TAX MAP-PARCEL NUMBERS: 116-3-A-65

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$100,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Ronald B. Rice**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Martha B. Quarrier** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 73E on the plan of Royal Oaks Tower condominium Apartments of record in Book 4460, Page 189, as corrected by Surveyor's Certificate of Correction of record in book 4728, Page 756, said Register's Office, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Ronald B. Rice, unmarried by deed from Whitney Johns Martin, unmarried of record in Doc. No. 20010124-0007358, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

Above described conveyance is subject to;Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4460, page 189, as corrected by Surveyor's Certificate of Correction of record in book 4728, Page 756 , said Register's Office, which Plan shows minimum building set back lines and easements, and to which 0plan and record thereof are incorporated herein and made a part hereof by reference; Subject to the provisions of the condominium Master Deed of record in Book 4710, Page 901, Book 4798, Page 813, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters, to which Master Deed reference is hereby made for more particulars; but deleting any covenant, condition , conditions or restrictions would violate 42 USC 3604c

This is improved property, known as: 4505 Harding Road, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 14th day of December, 2001.

Ronald B. Rice

State of TENNESSEE

County of DAVIDSON

On this 14th day of December, 2001 , before me the undersigned authority, personally appeared Ronald B. Rice , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

Notary

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $100,000.00

Affiant

Sworn and subscribed before me this the 14th day of December, 2001

Notary Public

My Commission Expires:

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004