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Realty T. Fee
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PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 02/25/02 10:45 2pgs
Fees:13.00 Taxes:566.10
20020225-0023563

W & I Ref:(ST) Title No: 43230
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Sara Oberlin 309 Ashlawn Court Nashville, Tennessee 37215	1st Trust Bank for Savings P.O. Box 17257 Memphis, Tennessee 38187-0257

TAX MAP-PARCEL NUMBERS: 131-06-G-309

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$153,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Charles W. Tomlin**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Sara Oberlin** 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 Condominium Apartment in Davidson County, Tennessee, Being Unit No.309of Burton Hills, Village of Ashlawn, horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan to the Master Deed of record in Book 6250 page 978 and amended in Book 6900, page 304, and as further set forth as Exhibit "B" to the Master Deed of record in Book 7076, Page 696 Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Charles W. Tomlin, unmarried by deed from Elaine Treon Topping, unmarried of record in Book 10276, Page 265, Register's Office for Davidson County, Tennessee.

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

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6250, Page 978, and amended in Book 6900, page 304 and as further set forth as Exhibit "B" to the Master Deed of record in Book 7076, page 696, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 7076, page 696, Book 7308, page 859, Book 6326 page 588, 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.

This is improved property, known as: 309 Ashlawn Court, Nashville, Tennessee 37215

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 15th day of February, 2002.

Charles W. Tomlin

State of TENNESSEE
County of DAVIDSON

On this 15th day of February, 2002 , before me the undersigned authority, personally appeared Charles W. Tomlin , 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: _____ Notary

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

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 $153,000.00

Affiant

Sworn and subscribed before me this the 15th day of February, 2002

My Commission Expires: _____ Notary Public

ROBERT J. AMES NOTARY PUBLIC AT LARGE WILLIAMSON CO., TN.
MY COMMISSION EXPIRES JUNE 21, 2005