This Instrument Prepared By:
Bottorff, Kavin & Cook, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
Jean F. Wells
210 Old Hickory Boulevard, Unit #33
Nashville, Tennessee 37221

SEND TAX BILL TO:
Owner

MORTGAGEE:
None

Davidson County DEEDWARR
Recvd: 10/11/02 09:05 3pgs
Fees:18.00 Taxes:217.19
20021011-0124800

MAP	**142-4**
GROUP	**A**
PARCEL	**33.00co**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum 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, **William E. Adams and wife, Annetta R. Adams** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Jean F. Wells**, hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

See attached Exhibit "A"

Being the same property conveyed to William E. Adams and wife, Annetta R. Adams by deed of record in Instrument No. 20010808-0085633, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2003 and subsequent years.

This is improved property known as 210 Old Hickory Boulevard, Unit #33, Nashville, Tennessee 37221.

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", her heirs and assigns, forever, and, GRANTOR does covenants with the said "GRANTEE" that he 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 himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEE", and her heirs and assigns, against the lawful claims of all persons whomsoever. Whereever 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 our hands this the 7th day of October, 2002.

William E. Adams

Annetta R. Adams

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **William E. Adams and Annetta R. Adams**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 7th day of October, 2002.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/25/2004

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $58,700.00.

AFFIANT

Subscribed and sworn to before me on this 7th day of October, 2002.

Robert M. Loffi
NOTARY PUBLIC

My Commission Expires: 9/25/2004

Exhibit A

A certain condominium apartment in Davidson County, Tennessee, described as Unit 33, Belle Forest Condominium Apartments, a Condominium, a Horizontal Property Regime, located on Old Hickory Blvd., Davidson County, TN, as shown on the plat of Unit 33, Belle Forest Condominium Apartments, recorded in Plat Book 5200, Page 167, said Register's Office, to which plat reference is hereby made for a more complete and accurate legal description.

This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; and is subject to the By-Laws and Charter for the administration thereof; and is subject to easements, rights and interest 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 building thereon; and also including, without limitations, all conditions, covenants, restrictions and options, burdens, assessements and other undertakings contained in the Master Deed of record in Book 5438, page 699, and amended in Book 6082, Page 866, Register's Office for Davidson County, Tennessee.