Davidson County DEEDWARR
Recvd: 02/12/03 14:51 2pgs
Fees:13.00 Taxes:364.45

20030212-0019577

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$98,500.00 Evalyn Sokol
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
10th DAY OF February, 2003
NOTARY PUBLIC:
MY COMMISSION EXPIRES: 3-21-03
(AFFIX SEAL)

JAMES C. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Evalyn Sokol 324 Thunder Place Hermitage, TN 37076	Evalyn Sokol 10 Academy Lane Bellport, NY 11713	Map 64.12A Parcel 324.00-CO

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

Frazier H. Fielder, married

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Evalyn Sokol, unmarried

Hereinafter called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, state of Tennessee, described as follows: To wit:

BEING UNIT NO. 324, FOX RUN CONDOMINIUMS, SECOND REVISION, PART OF SECTION 2 AND FIRST REVISION, PART OF SECTION 1, OF RECORD IN BOOK 6250, PAGE 118, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ROBERT P. FIELDER, SR. AND WIFE, GRACE F. FIELDER BY DEED FROM SUSAN ADKERSON DISMUKES AND SANDRA ADKERSON MALONE, THE HEIRS OF MARY INEZ DUFF (BY WILL OF RECORD IN CASE NO. 93-P617 DAVIDSON COUNTY PROBATE COURT, TENNESSEE), DATED SEPTEMBER 20, 1993, AND OF RECORD IN BOOK 9086, PAGE 210, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. PROPERTY THEN CONVEYED TO FRAZIER H. FIELDER BY QUITCLAIM DEED FROM GRACE F. FIELDER, WIDOWED, DATED JUNE 29, 2000, AND OF RECORD IN INSTRUMENT NUMBER 20000629-0064763, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Grantor hereby conveys the Premises to Grantee at the direction of Heritage Title & Escrow, Inc. ("Qualified Intermediary"), the exchange agent for purposes of effecting an Internal Revenue Code Section 1031 like-kind exchange pursuant to that certain Exchange Agreement dated February 10, 2003 by and between Grantee and the Qualified Intermediary.

THIS PROPERTY IS NOT NOR HAS EVER BEEN THE PRINCIPAL RESIDENCE OF THE GRANTOR.

This conveyance is made subject to the following:

1) 2003 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 6250, Page 118, Register's Office for Davidson County, Tennessee.
3) Property is subject to Master Deed establishing a Horizontal Property Regime of Fox Run Condominiums, of record in Book 6250, Page 118, and Master Deed of record in Book 4956, Page 582, Book 5535, Page 713, corrected in Book 5895, Page 516, Book 5936, Page 301, amended in Book 6370, Page 817, Book 8510, Page 92, and Book 8510, Page 95, Register's Office for Davidson County, Tennessee, and the By-Laws appended thereto, including liens for assessments as provided therein, easements and restrictions as contained therein, of record in Book 4956, Page 590, and amended in Book 5174, page 609, Book 5896, Page 1, Book 5548, Page 852, Book 8510, Page 100, and Book 5564, Page 582, said Register's Office.
4) Property is subject to Charter of record in Book 5208, Page 188, said Register's Office.
5) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 324 Thunder Place, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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(s) this 10th day of February, 2003.

Frazier H. Fielder

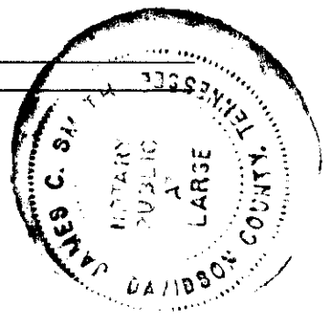
STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Frazier H. Fielder , married, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of February, 2003.

NOTARY PUBLIC

My Commission Expires: 3-21-03



PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076