PREPARED BY (AND RETURN TO):

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Return to:
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109 Kenner Avenue
Nashville, TN 37205
615-292-2665
#114

W & I Ref(GJ) Title No: 44847
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 08/04/03 16:05 2pgs
Fees:13.00 Taxes:296.00
20030804-0110395

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Catherine B. Bellar 230 Summitt Ridge Drive Nashville, Tennessee 37215	Washington Mutual Bank, FA 2801 Gateway Suite 150 Dallas, TX 37215

TAX MAP-PARCEL NUMBERS: 131-05B-230

WARRANTY DEED
(Corporate)

FOR AND IN CONSIDERATION of the sum of **$80,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Johnnye C. Sharer, as surviving Trustee U/A/D August 28, 1996 of the Sharer Joint Revocable Living Trust,** a corporation, hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Catherine B. Bellar,** *an unmarried woman* 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 Unit No. 430 of Four Season Condominium a horizontal property regime pursuant to the Tennessee Horizontal Property, as shown on the Plan to the Master Deed of record in Book 5050, page 30 and as Exhibit "D" to the Master Deed of record in Book 6841, page 349 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 Don C. Sharer and wife, Johnnye C. Sharer and David A. Sharer, unmarried, by deed from Four Seasons Associates, Inc., a Tennessee corporation of record in Book 6908, page 701, said Register's Office. By Quitclaim Deed of record in Book 6909, page 635 Register's Office for said County, David A. Sharer, unmarried, conveyed his interest in subject property to Don C. Sharer and wife, Johnnye C. Sharer. By Quitclaim Deed of record in Book 10175, page 100, said Register's Office, subject property was conveyed Don C. Sharer and wife, Johnnye C. Sharer. Trustees U/A/D August 28, 1996, of the Sharer Joint Revocable Living Trust Agreement. The said Don C. Sharer has since died.

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

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5050, Page 30 and as Exhibit "D" to the Master Deed of record in Book 6841, page 349, 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, and Easement Agreements between Four Seasons Associates, Inc. and Top of the Hill joint venture of record in Book 6869, page 162, rerecorded in Book 6870, page 966 and Book 7776, page 899, said Register's Office, and Easement Agreement by and between Four Seasons Homeowners Association and SBA Properties, Inc., of record in Instrument Record 20010912-0099679, said Register's Office. : The provisions of the condominium Master Deed of record in Book 6841, page 349, as amended in Book 6847, page 122 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: 230 Summit Ridge Drive, 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 21st day of July, 2003.

Johnnye C. Sharer, as surviving Trustee U/A/D August 28, 1996 of the Sharer Joint Revocable Living Trust

By: Johnnye C. Sharer
Title: SURVIVING TRUSTEE

State of TENNESSEE
County of DAVIDSON

Before me, the undersigned, personally appeared Johnnye C. Sharer with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as (or other officer authorized to execute this instrument) of **Johnnye C. Sharer, as surviving Trustee U/A/D August 28, 1996 of the Sharer Joint Revocable Living Trust**, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Davidson Tennessee this the 21st day of July, 2003.

GREGORY POLZ NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

My Commission Expires: 3/25/06

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: $80,000.00

Affiant

Sworn and subscribed before me this the 21st day of July, 2003.

Notary Public

My Commission Expires: 11-27-04