FILE NO. SP42449 FILE BOX "7"

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/24/03 12:59 2pgs
Fees:13.00 Taxes:425.13

20030924-0141491

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 114,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September 2003

Notary Public

MY COMMISSION EXPIRES: 3-25-06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael A. Fox (NAME)	Union Planters Bank (NAME)	142-7-D-227CO
227 Wynbrook Court (ADDRESS)	7130 Goodlett Farms Pkwy (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Cordova, Tn. 38016 (CITY) (STATE) (ZIP)	

FOR AND 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, Anita J. Woltering, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael A. Fox

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:

A certain condominium apartment in Davidson County, TN, described as Unit 227 Wynbrook Condominiums, a Condominium, a Horizontal Property Regime, located on Wynbrook Court, Davidson County, TN, as shown on the Plan of Wynbrook Condominiums, said Plan being attached as Exhibit "A" to the Master Deed, Condominium apartments, recorded in Book 7285, page 920, said Register's Office, and described in a Master Deed recorded in Book 7285, page 918, as amended in Book 7507, page 271, said Register's Office, to which reference is hereby made. The easements, restrictive convenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Wynbrook Condominiums, Condominium Apartments contained in the Master Deed recorded in Book 7285, page 918, as amended in Book 7507, page 271, and By-Laws recorded in Book 7285, page 920, Register's Office for Davidson County, TN, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Anita J. Woltering, unmarried, by deed from Robin S. Stroud, now known as Robin S. Born, married, of record in Instrument No. 20020715-0085040, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 2003 have been prorated and payment thereof is expressly assumed by the herein Grantee; Restrictions of record in Book 6519, page 458, Book 6529, page 560 and Book 7550, page 809; Plan of record in as Exhibit "A" to the Master Deed of record in Book 7285, page 920; all in the Register's Office for Davidson County, TN.

unimproved ( )
This is improved (X) property, known as 227 Wynbrook Court, Nashville, TN 37221
(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 this 19th day of September 2003

Anita J. Woltering

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anita J. Woltering

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood Tennessee, this 19th day of September, 2003.

Commission expires 9/25/2004

JUDY S. [illegible]
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires September 25, 2004

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public