RETURN TO AND
THIS INSTRUMENT PREPARED BY:
Premier Escrow, LLC
4301 Hillsboro Road, Ste 300
Nashville, TN 37215

BOX 10-A

Davidson County DEEDWARR
Recvd: 11/18/03 11:23 3pgs
Fees:18.00 Taxes:601.25
20031118-0168110

SUBLEASE AND CONVEYANCE OF CONDOMINIUM APARTMENT

ADDRESS NEW OWNER:	NEW OWNER:	MAP/PARCEL:
Patricia M. Mitchell 229 Cana Circle Nashville, TN 37205	Wells Fargo Home Mtg. P.O. Box 5137	129-11A-229

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Laverne C. Pope and husband, John W. Pope**, (the "Grantor"), has bargained, sold and leased, an by these presents do transfer, convey and lease unto **Patricia M. Mitchell, a single person,** (the "Grantees"), their heirs an assigns, a certain condominium apartment in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 229 on the Plan of The Cloister at St. Henry Condominiums, created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6042, page 602, and as amended by Amendment to Master Deed of record in Book 6071, page 149, Register's Office for Davidson County, Tennessee, together with the undivided percentage Interest in common elements appurtenant to said Unit described in said Master Deed. Reference is hereby made to the Plan of Phase 1-A of Lot No. 2, The Cloister at St. Henry, of record in Book 5200, page 529, said Register's Office, for a more complete identification and description of said Unit.

Being the same property conveyed Laverne C. English by Sublease and Conveyance of Condominium apartment from Joseph L. Fossick, Jr. and wife, Dorothy B. Fossick, of record in Book 10140, page 694, said Register's Office. Being further conveyed to Laverne C. Pope and husband, John W. Pope by quitclaim deed from Laverne C. English Pope, of record in Instrument No. 20020913-0111547, said Register's Office. Laverne C. English has since married and is now known as Laverne C. Pope.

THIS SUBLEASE AND CONVEYANCE is subject to the following:

1. Provisions of Tennessee Code Annotated, Section 64-27-101, et seq.
2. Conditions, restrictions, options, encumbrances, liens, assessments, easements

and undertakings contained in the Master Deed and Bylaws for The Cloister at St. Henry, recorded in Book 6042, page 602, as amended by Amendment to Master Deed of record in Book 6071, page 149, as corrected in Book 6237, page 660, said Register's Office.

3. Sanitary Sewer and/or Storm Easement, of record in Book 4191, page 157, Register's Office for Davidson County, Tennessee.

4. Easements and other matters of record in Plat Book 5200, page 455 and Plat Book 5200, page 529, said Register's Office.

5. Subject to terms and conditions of a Ground Lease by and between James D. Niedergeses, Bishop of the Diocese of Nashville, and St. Henry's Property Development, Inc., dated August 31, 1982, of record in Book 5961, page 657, said Register's Office.

6. Storm Water Detention Agreement of record in Book 6824, page 870, said Register's Office.

7. Subject to all matters shown on the Plans of record in Book 6250, page 585, and Book 6250, page 924, said Register's Office.

8. Amendment to Bylaws of record in Book 6519, page 187, said Register's Office.

9. Real Estate Taxes for 2003 which have been prorated and subsequent years.

THIS IS IMPROVED PROPERTY known as 229 Cana Circle, Nashville, TN 37215.

TO HAVE AND TO HOLD the said condominium apartment, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his, her or .their heirs and assigns, for the term of the Ground Lease, of record in Book 5961, page 657, Register's Office for Davidson County, Tennessee, and any extension thereof, but not further.

GRANTEE UNDERSTANDS that Grantor is not conveying the real estate in fee simple and this conveyance is both a sublease by Grantor to Grantee on the above described condominium apartment for the full term of the Ground Lease and any extension thereof, and a conveyance by Grantor of all right, title and interest to the Grantor in the described condominium apartment. By acceptance of this conveyance, Grantee agrees to assume jointly with The Cloister Owners' Association all obligations o the Grantor under the Ground Lease , including payment of all real estate taxes assessed against both land and buildings.

WITNESS my hand, this the 14th day of November, 2003.

Patricia M. Mitchell

(BUYER) Patricia M. Mitchell

(BUYER)

LaVerne C Pope

(SELLER) Laverne C. Pope

John W. Pope

(SELLER) John W. Pope

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 162,500.00 .

Patricia M. Mitchell
Affiant

Subscribed and sworn to before me this 14th day of November, 2003.

Kaz E. Arbogast
Notary Public

My Commission Expires: 04-12-04

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Patricia M. Mitchell**, the within named 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 Nashville, Tennessee, this 14th day of November, 2003.

Commission Expires:
04-12-04

Kaz E. Arbogast
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Laverne C. Pope and husband, John W. Pope**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of November, 2003.

Commission Expires:
04-12-04

Kaz E. Arbogast
Notary Public