WARRANTY DEED

Davidson County DEEDWARR
Recvd: 12/02/05 09:17 2 pgs
Fees:13.00 Taxes:185.00

20051202-0144850

21056

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00.

Pamela L Perry
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 22nd DAY OF November, 2005.

(Affix Seal) Notary Public

My Commission Expires: _____

DOUGLAS S. HALE COMMISSION EXP. Notary Public At Large 02-05-2008 WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:

BRENDA FRANKS HALE
HALE AND HALE, PLC
231 PUBLIC SQUARE, SUITE 312
FRANKLIN, TN 37064

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Pamela L. Perry	Capital Bank & Trust Company	
6680 Charlotte Avenue E-3	1808 West End Avenue, Suite 600	Map 102-7-A, Parcel 37
Nashville, TN 37209	Nashville, Tennessee 37203	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named GRANTEE(S), and other good and valuable consideration, the receipt of which is hereby acknowledged, RICHARD F. GOSSUM, hereinafter called the GRANTOR(S), has bargained and sold, and by these presents does hereby transfer and convey unto PAMELA L. PERRY, hereinafter called the GRANTEE(S), her heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE described as follows, to wit:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Apartment Unit No. E-3, of West Meade Condominium created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5923, page 704, and amended in Book 6277, page 653, and Book 7333, pages 415 and 418, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of West Meade Condominium of record in Book 5200, page 430, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to Richard F. Gossum and wife, Sandra A. Gossum, by Warranty Deed from Lucille Hutcherson, an unmarried person, of record in Book 10577, page 67, Register's Office for Davidson County, Tennessee. The said Sandra A. Gossum having since died leaving the property vested solely in Richard F. Gossum.

This conveyance is subject to the following:

a. All matters appearing on the Plan of West Meade Condominium Subdivision, of record in Plat Book 5200, page 430, Register's Office for Davidson County, Tennessee.
b. The premises herein insured is a condominium apartment established pursuant to 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 for the administration thereof; also subject to the 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 buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of West Meade Condominium of record in Book 5923, page 704, as amended in Book 6277, page 653, and Book 7333, pages 415 and 418, Register's Office for Davidson County, Tennessee.
c. By-Laws of West Meade Condominium Association, Inc. of record in Book 5923, page 740 as amended in Book 7333, page 718, said Register's Office.
d. Charter of West Meade Condominium Association, Inc. of record in Book 5918, page 953 and Book 5923, page 756, said Register's Office.
e. Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4520, page 836, said Register's Office.

f. Encroachment Easement conveyed by deed from James A. Lewis and Hilda M. Lewis to West Meade Condominium Association, Inc. of record in Book 6561, page 90, Register's Office for Davidson County, Tennessee.

g. Agreement for Dedication of Easement for Water Mains and Appurtenances of record in Book 8808, page 872, said Register's Office.

h. Subject to rights of others in and to the common areas and/or elements.

i. Subject to lien for special assessments as contained in the Master Deed.

This is (X) improved property known as 6680 Charlotte Avenue E-3, Nashville, Tennessee 37209.

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(S), her heirs and assigns forever; and the GRANTOR(S), does covenant with the said GRANTEE(S) that he is lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered, unless otherwise herein set out; and I do further covenants and binds myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), her 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/our hand(s) this 21st day of November, 2005:

Richard F. Gossum

STATE OF MISSOURI
COUNTY OF Stone

Personally appeared before me, the authorized undersigned, a Notary Public in and for said County and State, the within named RICHARD F. GOSSUM, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Berryman, Missouri, this 21st day of November, 2005.

Notary Public

My Commission Expires: 5/11/08

" NOTARY SEAL "
Stephen K. Weeks, Notary Public
Stone County, State of Missouri
My Commission Expires 5/11/2008