Return To

PLANTATION TITLE, LLC
7620 Highway 70 S, S-214
Nashville, TN 37221

This Instrument Prepared by:
J. Blake Freeman, Attorney
Priority Escrow Services, Inc.
323 Emery Drive
Nashville, TN 37214-3113

File No. 15162

Davidson County DEEDWARR
Recvd: 04/17/06 10:45 2 pgs
Fees:13.00 Taxes:499.50
20060417-0043150

SUBLEASE AND CONVEYANCE OF CONDOMINIUM APARTMENT

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in had paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Helen M. Walker, unmarried,** hereinafter called the Grantors, have bargained, sold and subleased, and by these presents does hereby transfer and convey unto **Rhonda C. Bastoky, Glenda Polk, Candy McFarlin and Virginia Elaine Greer, as joint tenants,** hereinafter called the Grantee, Grantee's heirs and assigns, a leasehold interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Unit No. 410 created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for The Cloister at St. Henry, Phase IB, of record in Book 6237, page 665, Register's Office for Davidson County, Tennessee, appurtenant to said unit, as set forth in said Master Deed. Reference is hereby made to the Plat for The Cloister at St. Henry, Phase IB, attached as Exhibit "B" to said Master Deed for proper identification.

BEING the same property conveyed to Helen M. Walker, unmarried, by Sublease and Conveyance of Condominium Apartment from William L. Burns filed in Book 9234, page 705, said Register's Office.

The property herein conveyed is subject to:
1. 2006 taxes prorated and assumed.
2. Provisions of Tennessee Code Annotated, Section 64-2701, et. seq.
3. Conditions, restrictions, options, encumbrances, liens, assessments and undertakings contained in the Master Deed and By-Laws for The Cloister at Saint Henry.
4. Sanitary Sewer and/or Storm drainage of record in Book 4191, page 157, said Register's Office.
5. Ground lease between James D. Neidergeses and St. Henry's Property Development, Inc., filed in Book 5961, page 657, said Register's Office.
7. Easements and other matters of record in Plat Book 5200, page 455 and Plat Book 5200, page 529, said Register's Office.

This is improved property known as: 410 Siena Drive, Nashville, TN 37205

Grantors covenants with the said Grantee that is lawfully seized and possessed of the property, has a good right to transfer, convey and sub-lease it, and the same is free from all encumbrances made or suffered by Grantors except to the extent otherwise set forth in Exhibit A attached hereto and incorporated herein by reference.

Grantors do further covenant and bind themselves and their heirs and assigns to warrant and forever defend the leasehold interest to the property to said Grantee, her heirs and assigns, against the lawful claims of all persons claiming by, through or under the Grantors, but not further or otherwise.

WITNESS THE EXECUTION HEREOF this 7th day of April, 2006.

Helen M Walker by Donald L Sullivan Atty in Fact

Helen M. Walker
By: Donald L. Sullivan, Atty. in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of April, 2006, before me personally appeared Donald L. Sullivan, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Helen M. Walker, and acknowledged that he executed the same as the free act and deed of said Helen M. Walker

Witness my hand and official seal.

OLLIE MAI PARSLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2006

Notary Public

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NEW OWNER OF LEASEHOLD:

Rhonda C. Bastoky, Glenda Polk,
Candy Ms Farlin, Virginia Elaine Greer
410 Siena Dr
Nash Tn 37205

SEND TAX BILL TO:

ABN Amro
2600 W Big Beaver Rd
Troy MI 48084

Map: 129-11, Group A, Parcel 410 CO

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STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value, whichever is greater, for this transfer if $135,000.00

Affiant

Subscribed and sworn to before me this 7th day of April, 2006.

Notary Public

My Commission Expires: 5-24-2008

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.