STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,000.00.

x Michael G. Cullen .
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 23rd day of August, 2000.

Notary Public

My Commission Expires: 10/22/04

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Instr:200008290085298 Page: 1 OF 2
REC'D FOR REC 08/29/2000 12:52:16PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $99.90

ADDRESS NEW OWNER(S) AS FOLLOWS:
Michael G. Cullen
555 North Dupont Avenue, Unit A-5
Nashville, Tennessee 37115

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
Map\Parcel: 043-10-0-A-025.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Ronald G. Lain, unmarried,** hereinafter referred to as Grantor, hereby transfers and conveys to **Michael G. Cullen, unmarried,** hereinafter referred to as Grantee, his heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Unit A-5 (311) Madison Park Condos, 555 DuPont Avenue, Madison, Tennessee, a horizontal property regime, established by Master Deed of record in Book 5462, page 614, the Plat of which is of record in Plat Book 5200, pages 179-182, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a complete and accurate description of said Unit.

Being the same property conveyed to RONALD G. LAIN , unmarried, by deed from Robert A. Green, unmarried, of record in Book 11391, page 394, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 5200, Pages 179-182, Register's Office for Davidson County, Tennessee.

Storm Water Detention Agreement of record in Book 6160, page 607, Register's Office for Davidson County, Tennessee.

Master Deed of record in Book 5462, page 614; Book 5608, page 551; and Book 8014, page 416, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 5462, page 625 and Book 10895, page 319, Register's Office for Davidson County, Tennessee.

All other easements and restrictions of record in said Register's Office.

Any and all visible easements lying on or across the property.

Rights or claims of parties in possession not shown by the public records.

Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.

County taxes for the year 2000 are a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 555 North Dupont Avenue, Unit A-5, Nashville, Tennessee 37115.

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**, his heirs and assigns forever, and I do covenant with the said **GRANTEE** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEE**, his 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 23rd day of August, 2000.

Ronald G. Lain

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 Ronald G. Lain, unmarried, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 23rd day of August, 2000.

Notary Public

THOMAS SIDWELL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TENN

10/11/01
My Commission Expires

02283-JC