WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 131,000.00

Curtis P. Brewer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF June, 2002

Deborah H. Berry
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN
MY COMM. EXPIRES MARCH 25, 2006

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CURTIS P. BREWER	POPLAR FINANCIAL SERVICES, LLC	MAP 097-08-0-B
(NAME)	(NAME)	
104 & 106 Glen Cove Trail	2501 Atrium Drive, Suite 150	PARCELS 002.00co
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	Raleigh, NC 27607	& 001.00co
(CITY) (STATE) (ZIP)	(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, GEORGE MANSON AND WILLIAM H. BEVANS, BOTH UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CURTIS P. BREWER, UNMARRIED

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:

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit Nos. B and A on Lot No. 246 of the Lake Park Condominiums, Section II-B, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for 104 & 106 Glen Cove Trail Condominiums, of record in Instrument No.: 200006010054783 and First Amendment of record in Instrument No.: 200008140080080, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Instrument No.: 200006010054783, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Lake Park, Section II-B, of record in Instrument No.: 200007260073958, said Register's Office, for a more complete identification and description of such Unit.

BEING part of the same property conveyed to George Manson and William H. Bevans, both unmarried, by Deed from Earl N. Jones and wife, Judy G. Jones, of record in Book 11466, Page 334, Register's Office for Davidson County, Tennessee.

The conveyance is pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the

CONTINUED

unimproved ( )
This is improved (X) property, known as 104 & 106 Glen Cove Trail, Hermitage, TN 37076
(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 our hand s this 28th day of June, 2002

George Manson
GEORGE MANSON

William H. Bevans
WILLIAM H. BEVANS

Davidson County DEEDWARR
Recvd: 07/03/02 10:48 3pgs
Fees:18.00 Taxes:484.70

20020703-0080117

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GEORGE MANSON AND WILLIAM H. BEVANS, BOTH UNMARRIED

the bargainor S, 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 28th day of June, 2002

Commission expires 5-30-04

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 _____ to be the _____ and _____ respectively of the _____ the within named bargainor, a _____, 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 _____, 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

LEGAL DESCRIPTION CONTINUATION

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 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 building 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 Lake Park, Section II-B, of record aforementioned, said Register's Office; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.