THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 125,000.00

Affiant

Subscribed and sworn to before me, this 13th day of December, 2002

Notary Public

My Commission Expires: 10-12-05

Davidson County DEEDWARR
Recvd: 12/16/02 14:28 2pgs
Fees:13.00 Taxes:462.50
20021216-0154688

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
LARRY HARTEKER 1900 Richard Jones Road P-2 Nashville, Tennessee 37215	SAME	MAP 117-15-A PARCEL 154

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED TWENTY FIVE THOUSAND AND NO/100---------- ($ 125,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, JASON SULLIVAN LARKINS AND WIFE, LESLIE ELAINE HICKS LARKINS hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto LARRY HARTEKER AND WIFE, MARY ANN NICHOLS 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 Unit No. P-2 of Green Hills Terrace Condominium Apartments, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Plat Book 5200, page 64, Register's Office for Davidson County, Tennessee, together with the said Apartment appurtenant undivided interest in the general and limited common elements of the Condominium.

BEING the same property conveyed to Jason Sullivan Larkins and spouse, Leslie Elaine Hicks Larkins, by deed from Mary Ellen Donahue, unmarried, of record as Instrument No. 20001009-0100181 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 1900 Richard Jones Road P-2, Nashville, Tennessee 37215

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.

GRANTORs COVENANT___ with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Green Hills Terrace Condominium Apartments of record in Book 5200, page 64, Register's Office for Davidson County, Tennessee.

GRANTOR_s FURTHER COVENANT___ and bind___ themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE_s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 13th day of December, 2002.

JASON SULLIVAN LARKINS

LESLIE ELAINE HICKS LARKINS

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 JASON SULLIVAN LARKINS AND WIFE, LESLIE ELAINE HICKS LARKINS, 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 this 13th day of December, 2002.

My Commission Expires: October 12, 2005

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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___ acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, 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 corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____day of _____.

My Commission Expires: _____

Notary Public