**THIS INSTRUMENT PREPARED BY**
**PURYEAR, NEWMAN & MORTON, PLLC**
**ATTORNEYS AT LAW**
**1143 Columbia Avenue**
**P. O. BOX 40**
**FRANKLIN, TN 37065**
**Telephone (615) 790-2444**
**Fax (615) 790-2951**

PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
[illegible] END AVE.
[illegible], TN 37203

**STATE OF TENNESSEE )**
**COUNTY OF WILLIAMSON )**
**The actual value or consideration, whichever is greater, for this transfer is $129,000.00.**

**Affiant**

**Sworn to and subscribed before me this 10 day of February, 2003.**

**Notary Public**

**My Commission Expires:** 3-14-2005

CHARLES E. MORTON IV NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENNESSEE

| Address of Owners | Address of Property | Send Tax Bills To | Map-Parcel |
|---|---|---|---|
| J. Fox Brooks and Lora A. Barkenbus | Apartment 12B | Owner | 131-01-0-D |
| Apartment 12B, 5025 Hillsboro Road | 5025 Hillsboro Road | | 078.00C0 07DA |
| Nashville, TN 37215 | Nashville, TN 37215 | | 76277 |

## WARRANTY DEED

**FOR AND IN CONSIDERATION** of the sum of One Hundred Twenty-Nine Thousand and 00/100 Dollars ($129,000.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, I, **EVALYN SOKOL, an unmarried person, f/k/a Evalyn Quog** (Grantor), have bargained and sold and by these presents do hereby transfer and convey unto **J. BROOKS FOX and LORA A. BARKENBUS as joint tenants with right of survivorship** (Grantees), their successors and assigns, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

> BEING Unit No. 78 as shown on the Plan of Georgetown Apartments, a condominium, of record in Book 5200, Page 4, Register's Office for Davidson County, Tennessee, together with an undivided .449% interest in the common elements of 5025 Hillsboro Homeowner's Association as described in Book 5211, Page 325, et. seq., said Register's Office. Said Unit is also known as Apartment No. 12B.
>
> BEING the same property conveyed to Evalyn Quog, unmarried, by Warranty Deed dated January 20, 1978 from Georgetown of Nashville Limited Partnership, an Illinois limited partnership, acting by and through its General Partner, of record in Book 5245, Page 489, Register's Office for Davidson County, Tennessee.

**TO HAVE AND TO HOLD** said tracts or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors and assigns, forever.

And Grantor covenants with the said Grantees that she is lawfully seized and

Davidson County DEEDWARR
Recvd: 02/12/03 15:15 2pgs
Fees:13.00 Taxes:477.30
20030212-0019608

possessed of said land in fee simple, has a good right to convey it, and that the same is unencumbered except by taxes for the year 2003 which are a lien but not yet due and payable to be paid by Grantees, applicable building and zoning regulations, such state of facts as an accurate survey would disclose, and all existing highway, roadway, and utility easements which lie on the premises.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and defend the title to said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever.

Evalyn Sokol is one and the same person as Evalyn Quog.

Grantor hereby conveys the Property to Grantees at the direction of Heritage Title & Escrow Company, Inc. (the "Qualified Intermediary"), the exchange agent for purposes of effecting an Internal Revenue Code Section 1031 like-kind exchange pursuant to that certain Exchange Agreement dated February 10, 2003.

**WITNESS** my hand this the 10 day of February, 2003.

Evalyn Sokol

**EVALYN SOKOL**

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

Personally appeared before me, Charles E. Morton, the undersigned, a Notary Public, in and for said State and County, **EVALYN SOKOL,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this the 10 day of February, 2003.

NOTARY PUBLIC

My Commission Expires: 3-14-2005

CHARLES E. MORTON IV
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENNESSEE