Davidson County DEEDWARR
Recvd: 12/12/03 12:27 2pgs
Fees:13.00 Taxes:229.40

20031212-0178410

WARRANTY DEED

STEPHENS-03MT0366

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,000.00

Angela Stephens
Affiant

Subscribed and sworn to before me, this 2nd DAY OF December, 2003.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL) 7/23/06

GEORGE R. WOODS, JR. NOTARY PUBLIC SUMNER COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Middle Tennessee Escrow Company, LLC
7000 Executive Center Dr., Ste. 110
Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vick Stephens, Jr. and wife, Angela Stephens	Try Properties, L. P. formerly	52-16-A-2
(NAME)	(NAME)	
1301 Neely's Bend Road, Unit A-2	P.O. Box 1643	
(ADDRESS)	(ADDRESS)	
Madison, Tennessee 37115	Brentwood, TN 37024-1643	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, TRY PROPERTIES, LP, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto VICK STEPHENS, JR. AND WIFE, ANGELA STEPHENS, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee being, Apartment Unit A-2 of Neely's Bend Condominiums created under Title 64, Sections 2701 et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5483, page 86, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to each Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the plat of Neely's Bend Condominium of record in Book 5200, page 200, said Register's Office, for a more complete identification and description of such units.

Being part of the same property conveyed to SB Properties, LP by Quitclaim Deed from JDP Properties of record at Instrument Number 20020726-0090041, Register's Office for Davidson County, Tennessee. Said SB Properties, LP is now Try Properties, LP with the Tennessee Secretary of State in Instrument No. 20030623-0086054.

unimproved ( )
This is improved (X) property, known as 1301 Neely's Bend Road, Unit A-2, Madison, Tennessee 37115
(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 my/our hand(s) this 2nd day of December, 2003.

Try Properties, LP

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Try Properties, LP , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 2nd day of December, 2003.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before Me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Raymond W. Bowling, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a partner in Try Properties, L. P., the within named bargainor, a partnership, and that Raymond W. Bowling as such partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself as partner.

Witness my hand and seal this 4th day of December, 2003.



Angela L. McClanahan
Notary Public

My Commission Expires: