WARRANTY DEED

NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 215,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December, 2003

Notary Public

MY COMMISSION EXPIRES: 7/25/05
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 01/23/04 11:09 2pgs
Fees:13.00 Taxes:795.50

20040123-0009135

THIS INSTRUMENT WAS PREPARED BY

Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brooke F. Fahlenkamp (NAME)	Wells Fargo Home Mortgage (NAME)	128-12-A-11 CO
320 Old Hickory Blvd. #311 (ADDRESS)	P. O. Box 5137 (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Des Moines, IA 50306-5137 (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, Jennifer Higgins Parker, formerly Jennifer M. Higgins

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Brooke F.* Fahlenkamp, unmarried

*Feye

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:

A certain condominium apartment in Davidson County, TN, described as Unit 11, Building No. 3, Eagle Ridge at the Reserve Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Davidson County, TN, as shown on the plat of Section 3, Phase 1A, Eagle Ridge at the Reserve Condominiums, recorded as Exhibit A to Master Deed of record in Instrument No. 20011011-0110875, as supplemented and amended in Instrument No. 20020304-0026998, said Register's Office, and described in a Master Deed recorded in Instrument No. 20011011-0110875, as supplemented and amended in Instrument No. 20020304-0026998, said Register's Office, to which reference is hereby made. The easements, restrictive convenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Eagle Ridge at the Reserve Condominiums, contained in the Master Deed recorded in Instrument No. 20011011-0110875, as supplemented and amended in Instrument No. 20020304-0026998, Register's Office for Davidson County, TN, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Jennifer M. Higgins, by deed from Eagle Ridge at the Reserve, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20020819-0100157, Register's Office for Davidson County, TN.

This conveyance is subject to the following: Taxes for the year 2003 have been prorated and payment thereof is expressly assumed by the herein Grantee; Restrictions of record in Instrument No. 20010116-0004521; Plan of record as shown as Exhibit to Master Deed of record in Instrument No. 20011011-0110875, as supplemented and amended in Instrument no. 20020304-0026998; all in the Register's Office for Davidson County, TN.

unimproved ( )
This is improved (X) property, known as 320 Old Hickory Blvd. #311, Nashville, TN 37221
(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 hand this 31st day of December 2003

Jennifer Higgins Parker

Jennifer Higgins Parker

STATE OF ~~TENNESSEE~~ CALIFORNIA
COUNTY OF ~~WILLIAMSON~~ LOS ANGELES

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jennifer Higgins Parker, formerly Jennifer M. Higgins

the bargainor ~~____~~, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Brentwood~~ LOS ANGELES CALIFORNIA, ~~Tennessee~~, this 29th day of December, 2003.

Commission expires 04/28/06

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, 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 at office at _____ on this the _____ day of _____, _____.

My commission expires _____

Notary Public

SUPAGORN BUNNAG HOMSAPAYA
Commission # 1377131
Notary Public - California
Los Angeles County
My Comm. Expires Sep 28, 2006

SUPAGORN BUNNAG HOMSAPAYA COMM. # 1377131 NOTARY PUBLIC CALIFORNIA LOS ANGELES COUNTY