THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 23029-06-2004** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $415,000.00. Affiant Subscribed and sworn to before me this 30th day of June, 2004. Notary Public My Commission Expires:

GEORGE E. MUDTER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 25, 2004

WARRANTY DEED

Address New Owner: Cynthia P. Tallent 615 Belle Meade Blvd. #120 Nashville, TN 37205	**Send Tax Bills To:** New Owner	**Tax Information:** Map No.130.02-0A Parcel No. 014.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Patricia H. Woolwine, Trustee of the Long Living Trust dated January 15, 1998 and amended December 13, 2002**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Cynthia P. Tallent, unmarried** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 615 Belle Meade Blvd. #120, Nashville, Tennessee 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of June, 2004.

Patricia H. Woolwine TTEE

Patricia H. Woolwine, Trustee

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Patricia H. Woolwine, Trustee, 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, at office, this 30th day of June, 2004.

Notary Public

My Commission Expires:
9/25/04

Davidson County DEEDWARR
Recvd: 07/13/04 15:50 2pgs
Fees:13.00 Taxes:1535.50

20040713-0083548

GEORGE E. MUDTER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 25, 2004

GEORGE E. MUDTER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 25, 2004

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. E-2 on the Plan of Glencourt Condominiums of record in Plat Book 6250, page 162, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Glencourt Condominiums, a horizontal property regime established by Master Deed of record in Book 6396, page 825, re-recorded in Book 6402, page 279, said Register's Office.

Being the same property conveyed to Frances M. Long, Trustee, or her successors in trust, under the revocable Long Living Trust dated January 15, 1998, from Frances M. Hinrichs, of record in Book 10974, page 322, Register's Office for Davidson County, Tennessee. Patricia H. Woolwine became the Trustee of the Long Living Trust by amendment to the Long Living Trust, dated December 13, 2002 and upon Frances M. Long having become incapacitated and unable to serve as Trustee.

This conveyance is made subject to:

1. Taxes which have been pro-rated and assumed by the Grantee;
2. Charter of Incorporation of Glencourt Homeowners Association of record in Book 6420, page 75;
3. Covenants, Conditions, Restrictions and Agreements of record in Book 6396, page 825, re-recorded in Book 6402, page 279,
4. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 5799, page 510; and
5. All matters appearing on the Plan of record as Book 6250, page 162, Register's Office for Davidson County, Tennessee.