STATE OF TENNESSEE
COUNTY OF WILLIAMSON

LAWYER'S ESCROW SERVICE, INC.
2021 RICHARD JONES ROAD, SUITE 220
NASHVILLE, TN 37215

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $251,000.00

Nicholas Greco
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 20th day of October, 2004.

Notary Public

My Commission Expires:

SHANNON PHILBIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires JULY 21, 2007

Davidson County DEEDWARR
Recvd: 10/26/04 14:10 2pgs
Fees:13.00 Taxes:928.70
20041026-0128772

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
Patrick Wolff
8 Sharonwood Drive
Nashville, Tennessee 37215

SEND TAX BILLS TO:
~~NEW OWNER~~ Suntrust Mortgage
201 4th Ave. North 7th Floor
Nashville, TN 37219

MAP-PARCEL NUMBERS:
117-030-E-08.00CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **George Vafides and wife, Regina Vafides** hereinafter referred to as Grantors, hereby transfers and conveys to **Patrick B. Wolff** hereinafter referred to as 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. 8 as shown on the Plan of Sharon wood Condominiums of record din Book 6200, Page 561, Register's Office for Davidson County, Tennessee, and as shown on the Plan of Sharon wood Condominiums, Exhibit C to Master Deed for the Sharon wood Homeowner's Association, together with an in divided interest in the common elements of the Sharon wood Homeowner's Association, all as described in the Master Deed for the Sharon wood Homeowner's Association of record din Book 7124, Page 177 as amended in Book 7274, Page 163, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to George Vafides and wife, Regina Vafides by warranty deed from 2122 Sharon wood Partnership, a Tennessee General Partnership comprised of Timothy Again and Edward L. Landers, Jr., of record in Book 7414, Page 439, Register's Office for Davidson County, Tennessee, dated November 23, 1987.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 6200, Page 561, Register's Office for Davidson County, Tennessee.

Restrictive covenants contained in an instrument of record in Book 8466, Page 129, Register's Office for Davidson County, Tennessee.

HOA Charter of record in Book 7138, Page 355, Register's Office for Davidson County, Tennessee.

Master Deed of record in Book 7124, Page 177, Book 7274, Page 163, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 8754, Page 187, Register's Office for Davidson County, Tennessee.

County and/or City taxes for the year 2004, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 8 Sharonwood Drive, 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, and I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 20th day of October, 2004.

George Vafides

Regina Vafides

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Vafides and Regina Vafides, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of October, 2004.

Notary Public

My Commission Expires: 11/7/05

WILLIAMSON COUNTY TN NOTARY PUBLIC AT LARGE

11600-BW