Davidson County DEEDWARR
Recvd: 03/16/05 14:50 2 pgs
Fees:13.00 Taxes:2722.05

20050316-0029062

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP43722

WARRANTY DEED

STATE OF TENNES
COUNTY OF DAVID
THE ACTUAL CONS
WHICHEVER IS GRI
$735,690.00

Affi
SUBSCRIBED AND
9th day of March, 20(

Notary Public

MY COMMISSION EXPIRES:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 735,690.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 16 DAY OF March 20 05

Deputy Register

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brendan Donelson	SAME	131-4-172
4302 A and 4302 B Parkview Circle		
Nashville, TN, 37215		

FOR AND IN 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, I/WE,

Parkview Partners

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Brendan Donelson and Christina Donelson, husband and wife

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:

Land in Davidson County, Tennessee, being Lot No. 26 on the map of M. N. Young's Park View Subdivision, as of record in Book 547, Page 173, Register's Office for said County.

Said Lot No. 26 fronts 89.5 feet on the easterly side of Park View Circle and runs back 200 feet on the northerly line and 226.1 feet on the southerly line to a dead line, measuring 82 feet thereon.

Being the same property conveyed to Parkview Partners, a Partnership composed of Frank Bryant, Jacqueline A. Woodlee and A/E Construction, Inc. by Warranty Deed from Mary T. Carothers a/k/a Mrs. R. L. Carothers of record in Instrument No.: 20030910-0132178, Register's Office for Davidson County, Tennessee.

Power of Attorney of record in Instrument No. 20030910-0132179, Register's Office of Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 4302 A and 4302 B Parkview Circle, Nashville, TN 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 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 9th day of March, 2005

Parkview Partners A/E Construction Inc By:

BY: _____ PRESIDENT

Jacqueline A. Woodlee By Christopher Allan Woodlee AIF

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Adam Epstein as President of A/E Construction Inc, a corporation and a Partner of Parkview Partners with whom I am personally acquainted and who upon oath(s) acknowledged him/herself to be the President of the Partner of the Parkview Partners, a partnership the within named bargainor, and that he as such President of the Partner being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Partnership, by the said Adam Epstein as such President of the Partner.

Witness my hand and official seal at office at Nashville, Tennessee on this the 9th day of March, 2005.

Notary Public

My commission expires: 3/25/06

ALAN D. MAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

My Commission Expires MAR. 25, 2006

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Christopher Allen Woodlee as Attorney-in-Fact for Jacqueline A. Woodlee, a Partner with whom I am personally acquainted and who upon oath(s) acknowledged him/herself to be the Attorney-in-Fact for the Partner of the Parkview Partners, a partnership the within named bargainor, and that he as such Attorney-in-Fact for the partnership being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Partnership, by the said Christopher Allen Woodlee as Attorney-in-Fact for the Partner.

Witness my hand and official seal at office at Nashville, Tennessee on this the 9th day of March, 2005.

Notary Public

My commission expires: 3/25/06

ALAN D. MAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

My Commission Expires MAR. 25, 2006

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Frank Bryant with whom I am personally acquainted and who upon oath(s) acknowledged him/herself to be the Partner of the Parkview Partners, a partnership the within named bargainor, and that he as such Partner being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Partnership, by the said Frank Bryant as such Partner.

Witness my hand and official seal at office at Nashville, Tennessee on this the 9th day of March, 2005.

Notary Public

My commission expires: 3/25/06

ALAN D. MAZER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 25, 2006