Davidson County DEEDWARR
Recvd: 05/04/05 09:15 2 pgs
Fees:13.00 Taxes:273.80
20050504-0049706

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

ADDRESS NEW OWNER:
Thomas M. Neel
2020 Beech Ave., #D-3
Nashville, TN 37204

SEND TAX BILL:
ABN AMRO Mortgage Group
2600 W. Big Beaver Road
Troy, MI 48084

MORTGAGEE:
ABN AMRO Mortgage Group, Inc.
2600 W. Big Beaver Road
Troy, MI 48084

MAP AND PARCEL:
Map 105-10-A
Parcel 405CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Asa Blalock, unmarried and Martha D. Lloyd, unmarried**, ("Grantor"), have bargained and sold, and by these presents do transfer and convey unto **Thomas M. Neel, unmarried** ("Grantee"), his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

Being a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. D-3 of the BeechTree Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of BeechTree Condominiums, of record in Book 11174, page 284, and corrected in Book 11680, page 193, of record in the Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 11174, page 328, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of BeechTree Condominiums, as shown on Exhibit Map to the Master Deed, of record in Book 11174, page 284, and corrected in Book 11680, page 193, said Register's Office, for a more complete identification and description of such unit.

Being the same property conveyed to Asa Blalock, a one-half interest, and Martha D. Lloyd and husband, Andrew Owen Lloyd, a one-half interest as tenants by he entireties, the half interests as they relate to one another, to be held in joint tenancy with right of survivorship, by deed from CABANA, LLC, a Tennessee limited liability company, of record in Instrument No. 200004240040272, Register's Office for Davidson County, Tennessee. The said Andrew Owen Lloyd has since died.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as 2020 Beech Ave., #D-3, Nashville, TN 37204.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, his heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that they are lawfully seized and possessed of the Property in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, his heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 28th day of April, 2005.

Asa Blalock

Martha D. Lloyd

Martha D. Lloyd

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Asa Blalock and Martha D. Lloyd, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 28th day of April, 2005.

Notary Public

JEANNE BURTON GREGORY Notary Public At Large DAVIDSON COUNTY, TENN.
My Commission Expires September 30, 2006

My Commission Expires: 09/30/06

STATE OF TENNESSEE)
COUNTY OF _____)

The actual value or consideration, whichever is greater, for this transfer is $74,000.00.

Amanda Mason
AFFIANT

Subscribed and sworn to before me
this 28th day of April, 2005.

NOTARY PUBLIC

AMY FREDRICKSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7-29-06