Davidson County DEEDWARR
Recvd: 06/03/05 10:17 3 pgs
Fees:18.00 Taxes:325.60
20050603-0063191

RECORD AND RETURN TO:
NATIONS TITLE OF TENNESSEE, INC.
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027
05TN03193

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$88,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, this the
20th day of May, 2005

Notary Public

MY COMMISSION EXPIRES:_____

My Commission Expires SEPT. 20, 2008

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC., 5214 MARYLAND WAY. STE. 208, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
~~Michael J. Henry~~ William Dunham 900 19th Avenue South, Unit 501 Nashville, TN 37212	Synovus Mortgage Corp 800 Shades Creek Pkwy Suite 375 Birmingham, AL 35209	092-16-0-B-050.00 CO

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, WE,

Michael J. Henry, married, and Patrick Lee Henry, married

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

William Dunham

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 Unit No. 501, Level 7 of University Square Condominium Apartments, a horizontal property regime established by Master Deed of record in Book 7051 at page 529, and amended in Book 7119, page 884, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit, as set forth in "Exhibit A" of said Master Deed, the Plat of which is of record in Plat Book 6900 at page 124, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael J. Henry and Patrick Lee Henry, by Warranty Deed from James R. Brino and wife, Nancy K. Brino, dated May 31, 2002 and recorded June 14, 2002 in Instrument No. 20020614-0072584, Register's Office for Davidson County, Tennessee. The said Michael J. Henry is also known as Michael Henry.

Subject to Master Deed and By-Laws in Book 7051, Page 529, as amended in Book 7119, Page 884; Charter of Homeowner's Association of record in Book 7078, Page 443; All Matters shown on The Plan of Record in Book 6900, Page 124, said Register's Office.

This property is not now nor has it ever been the residence of Patrick Lee Henry.

Elizabeth Henry, wife of Michael J. Henry, joins in the execution of this instrument for the purposes of conveying such marital interest, if any, that she may have in and to said property.

Unimproved ( )
This is improved (X) property known as **900 19th Avenue South, Unit 501, Nashville, TN 37212**
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 our hands this 26th day of May, 2005.

Michael J. Henry

Michael J. Henry

Elizabeth Henry

Elizabeth Henry

Patrick Lee Henry by Michael J. Henry, Attorney-in-Fact

Patrick Lee Henry by Michael J. Henry, Attorney-in-Fact
by Power of Attorney recorded immediately prior hereto
in Instrument No. 20050603-0063190

Attorney-in-fact

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 MICHAEL J. HENRY AND WIFE, ELIZABETH HENRY, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 26th day of May, 2005.

Commission Expires:

SANDI McCLOUD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC
AT LARGE
Sandi McCloud
My Commission Expires
May 24, 2008
STATE OF TENNESSEE

Sandi McCloud

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the 26th day of May, 2005, before me personally appeared MICHAEL J. HENRY to me known to be the person (or proved to me on the basis of satisfactory evidence) who executed the foregoing instrument in behalf of PATRICK LEE HENRY as his Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said PATRICK LEE HENRY.

Witness my hand and official seal at Brentwood, Tennessee, this the 26th day of May, 2005.

Commission Expires:_____

Sandi McCloud

Notary Public

SANDI McCLOUD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC
AT LARGE
Sandi McCloud
My Commission Expires
May 24, 2008
STATE OF TENNESSEE

Exhibit "A"

Land in Davidson County, Tennessee, being Unit No. 501, Level 7 of University Square Condominium Apartments, a horizontal property regime established by Master Deed of record in Book 7501, page 529, and amended in Book 7119, Page 884, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit, as set forth in "Exhibit A" of said Master Deed, the Plat of which is of record in Plat Book 6900 at page 124, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael J. Henry and Patrick Lee Henry, by Warranty Deed from James R. Brino and wife, Nancy K. Brino dated 05/31/02, and recorded 06/14/02 in Instrument Number 20020614-0072584, said Register's Office.

Map and Parcel: 92-16-0-B-50.00 CO

This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property. The taxes for the current year which have been prorated and assumed by the Grantee(s) herein.