THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** FTEC File #24482 **Record & Return To:** Record & Return To: Watauga Title Company ~~165 Franklin Road, Suite 120~~ Brentwood, TN 37027	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $165,000.00. Affiant Subscribed and sworn to before me this 11th day of July, 2005. Notary Public My Commission Expires: NOTARY PUBLIC AT LARGE April N. Provo My Commission Expires Sept. 24, 2005 STATE OF TENNESSEE

WARRANTY DEED

Address New Owner: Susan L. Bell 4500 Post Road Unit A-3 Nashville, TN 37205	**Send Tax Bills To:** OWNER	**Tax Information:** Map No.103.14-0A Parcel No. 003.00-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, **Jerry Wise, Unmarried**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Susan L. Bell** ("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 4500 Post Road Unit A-3, Nashville, TN 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 11th day of July, 2005.

Jerry Wise by Marsha W. Wilson as
Attorney-In-Fact

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Before me, the undersigned Notary Public in and for said County and State, personally appeared the within named, Marsha W. Wilson, 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 on behalf of Jerry Wise as his Attorney-In-Fact, as the free act and deed of the within named Jerry Wise.

Witness my hand and official seal at Nashville, Tennessee this 12th day of July, 2005.

NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC AT LARGE
ELIZABETH J. SMITH
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 24, 2007

Davidson County DEEDWARR
Recvd: 07/18/05 09:02 2 pgs
Fees:13.00 Taxes:610.50
20050718-0082770

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. A-3 on the Plan of The Hillwood Revised, of record in Plat Book 6250, page 503, 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 The Hillwood, a horizontal property regime established by Master Deed of record in Book 5280, page 464, amended in Book 5281, page 357, Book 6394, page 650, Book 6553, page 108, Book 6612, page 155, Book 7702, page 606, and Book 7822, page 263, said Register's Office.

Being the same property conveyed to Jerry Wise and wife, Dorothy Goldstein Wise by deed dated October 30, 1996 from Ingrid Thompson Parker of record in Book 10246, page 320, Register's Office for Davidson County, Tennessee. Dorothy Goldstein Wise having since died.

This conveyance is made subject to:

1. 2005 City/County taxes which have been prorated by the parties and assumed by the Grantee.
2. Charter of Incorporation of The Hillwood Homeowners Association of record in Book 5286, page 122, Register's Office for Davidson County, Tennessee.
3. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for The Hillwood, of record in Book 5280, page 464, amended in Book 5281, page 357, Book 6394, page 640, Book 6553, page 108, Book 6612, page 155, Book 7702, page 606, and Book 7822, page 263, Register's Office for Davidson County, Tennessee.
4. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.
5. All matters appearing on the Plan of record as Book 6250, page 503, Register's Office for Davidson County, Tennessee.