**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $122,800.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 6th day of September, 2005.

Notary Public

My Commission Expires: 5/26/09

KAREN RUSSELL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

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**WARRANTY DEED**

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**THIS INSTRUMENT WAS PREPARED BY**

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

Davidson County DEEDWARR
Recvd: 09/12/05 09:15 2 pgs
Fees:13.00 Taxes:454.36
20050912-0109055

ADDRESS NEW OWNER(S) AS FOLLOWS:
Amy Villmer
124 Pepper ridge Circle
Nashville, TN 37013

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:

149-05-124

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, **William Glenn Brannen, unm**arried, hereinafter referred to as Grantors, hereby transfers and conveys to **Amy Villmer, an unmarried woman,** 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:

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 124 on Pepper Ridge Condominiums, Phase 4, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 7900, Page 257, Register's Office for Davidson County, Tennessee, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to William Glenn Brannen by deed from Eva Close, unmarried, as of record in Instrument No. 20021101-0134369, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 7900, Page 257, Register's Office for Davidson County, Tennessee.

250801626

Return to:
Buyers Title & Escrow, LLC
5210 Maryland Way
Suite 201
Brentwood, TN 37027

Provisions of the Master Deed of record in Book 7466, Page 248, Book 8297, Page 251, Book 8672, Page 17, Register's Office for Davidson County, Tennessee, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

County and/or City taxes for the year 2005, 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 124 Pepper ridge Circle, Nashville, TN 37013.

**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 6th day of September, 2005.

William Glenn Brannen

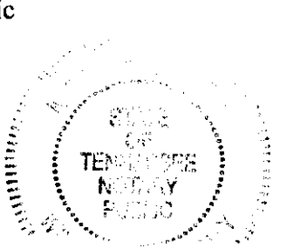
**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named William Glenn Brannen, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 6th day of September, 2005.

Notary Public

My Commission Expires: 11/2/05



250801626