THIS INSTRUMENT PREPARED BY:
DAVID A. CHILDRESS
ATTORNEY AT LAW
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
(615) 386-9235

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration or value, whichever is greater, for this transfer is $170,000.00.

AFFIANT

Subscribed and sworn to before me this 21 day of November, 2005

Notary Public

My Commission Expires: 7/21/07

DAVID A. CHILDRESS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TN

Davidson County DEEDWARR
Recvd: 11/23/05 13:38 3 pg
Fees:18.00 Taxes:629.00

20051123-0141932

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Sandy B. McDougal 5025 Hillsboro Road Unit 2-I Nashville, TN 37215	Same	Map 131-1-D Parcel 9.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **William E. Conn,** married (herein referred to as "Grantor"), has bargained and sold, and by these presents does hereby transfer and convey unto **Sandy B. McDougal,** unmarried (herein referred to as "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land located in **Davidson** County, Tennessee, described as follows, to-wit:

> A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 9, a/k/a Apt. 2-I, on the plan of Georgetown Apartments, of record in Book 5235, page 951, Register's Office for said County, and to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to William E. Conn, married, by deed from Mary Helen Maupin, unmarried, of record in Instrument No. 20050826-0102588, Register's Office for Davidson County, Tennessee.

This description is the same as used in the last deed of record.

This is improved property known as 5025 Hillsboro Road, Unit 2-I, Nashville, Tennessee 37215.

This property is investment property owned by William E. Conn and has never been used by William E. Conn as marital property.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions:

1. Davidson County taxes for the year 2006 and subsequent years;

2. All matters shown in the Master Deed and By-Laws of record in Book 5211, page 325, and as amended in Book 5616, page 133, and Book 6079, page 516, Register's Office for Davidson County, Tennessee;

3. By-Laws of record in Book 5211, page 345, Register's Office for Davidson County, Tennessee;

4. All matters of record in Plat Book 5235, page 951 and Book 5200, page 4, Register's Office for Davidson County, Tennessee;

5. Appointment of Successor Trustee on Master Deed of record in Book 10225, page 413, Register's Office for Davidson County, Tennessee;

6. Utility Easement of record in Book 7873, page 859, Register's Office for Davidson County, Tennessee; and

7. HOA Charter of record in Book 5233, page 459, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, GRANTEE'S heirs and assigns, forever; and GRANTOR does covenant with the said GRANTEE that GRANTOR is lawfully seized and possessed of said land; has a good right to convey it; and the same is unencumbered, except as otherwise herein set out. GRANTOR does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to said land to the said GRANTEE, GRANTEE'S heirs and assigns, against the lawful claims of all persons whomever.

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 my hand this 21 day of November, 2005.

William E. Conn

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, **William E. Conn** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 21 day of November, 2005.

David A. Childress
Notary Public

My Commission Expires: 7/2/07

