Please Record and Return To:
Highland Title, LLC
394 West Main, B-14
Hendersonville, TN 37075

State of Tennessee)
County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $68,000.00.

Affiant

Subscribed and sworn to before me, this 7th day of April, 2006.

Notary Public: Devon J. Sutherland
My Commission Expires: 12/09/08

Davidson County DEEDWARR
Recvd: 04/11/06 13:07 2 pgs
Fees:13.00 Taxes:251.60
20060411-0041700

DEVON J. SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.

WARRANTY DEED

Name and Address of New Owner:	Send Tax Bills To:	Map/Parcel Number:
Toby Bowker 214 Old Hickory Blvd., Unit #124 Nashville, TN 37221	New Owner	142-4-O-A-124-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 consideration, the receipt of which is hereby acknowledged, I/we, **Scott V. Wright and wife, Beverly S. Wright**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Toby Bowker, unmarried**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

BEING Unit No. 124, in a Horizontal Property Regime located on the Plat of Belle Forest, of record in Book 5200, Page 167, Register's Office for said County, to which reference is hereby made for a more complete description of said unit.

BEING the same property conveyed to Scott V. Wright and wife, Beverly S. Wright by Warranty Deed from Kenneth A. Barken, unmarried dated July 23, 2004, recorded July 26, 2004, of record in Instrument Number 20040726-0089307, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.

Taxes and assessments for the 2006 and subsequent years.

Subject to conditions, easements, restrictions, and/or building set-back lines that appears on the plat of record in Plat Book 5200, Page 167, Register's Office for Davidson County, Tennessee.

Easement set forth in the instrument recorded in Book 5074, Page 945, Register's Office for Davidson County, Tennessee.

This property is a part of a Planned Unit Development, subject to rights of others in and to common areas/elements, subject to lien for special assessment contained in DCCR's/Master Deed.

Master Deed of record in Book 5438, Page 699, Register's Office for Davidson County, Tennessee.

2006 Davidson County taxes $600.95 not yet due and payable.

The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as: 214 Old Hickory Blvd, Unit #124, Nashville, TN 37221

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. Grantors covenant with said Grantees that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes, and encumbrances of record.

GRANTORS further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to Grantees, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

Witness my/our hand(s) this the 7th day of April, 2006.

Scott V. Wright

Beverly S. Wright

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 Scott V. Wright and Beverly S. Wright, the bargainor(s), 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 7th day of April, 2006.

Commission Expires: 12/09/08

Notary Public: Devon J. Sutherland

DEVON J. SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.

This Instrument Prepared By:

Highland Title, LLC.
394 West Main Street, Suite B-5
Hendersonville, Tn 37075