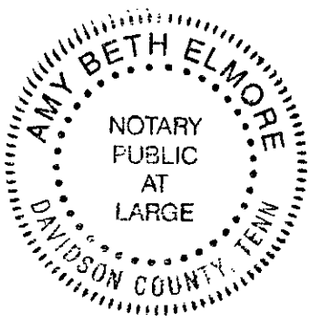
Davidson County DEEDWARR
Recvd: 04/28/06 16:17 2 pgs
Fees:13.00 Taxes:295.63

20060428-0049177



My Commission Expires MAR. 22, 2008

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|**$79,900.00** Donna Pirtle
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
| 26 DAY OF April, 2006
| Amy Beth Elmore
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES:
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony J. Likens 210 Brooke Castle Drive Hermitage, TN 37076	Franklin American Mortgage 501 Corporate Centre Drive Franklin, TN 37067	Map 75-08, Group A Parcel 106

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,

Hollis R. Flanagan and Janet F. Flanagan, husband and wife

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

Anthony J. Likens, unmarried

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:

SITUATED IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 210 ON A HORIZONTAL PROPERTY REGIME OF BROOKE CASTLE CONDOMINIUMS OF RECORD IN PLAT BOOK 6250, PAGE 627, AND AS AMENDED BY INSTRUMENT OF RECORD IN PLAT BOOK 6680, PAGE 905, AND RE-RECORDED IN BOOK 6727, PAGE 762 FURTHER AMENDED IN PLAT BOOK 6250, PAGE 691, AND IN DEED BOOK 6919, PAGE 571 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO HOLLIS R. FLANAGAN AND JANET F. FLANAGAN BY DEED FROM MEL MARTINEZ, SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON D.C., DATED APRIL 1, 2003, AND OF RECORD IN INSTRUMENT NUMBER 20030429-0057065, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:

1) 2006 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 6250, Page 627, amended in Book 6680, Page 905, and re-recorded in Book 6727, Page 762, and further amended in Book 6250, Page 691, and in Book 6919, Page 571, Register's Office for Davidson County, Tennessee.
3) Property is subject to Restrictive Covenants contained in Book 6519, Page 747, Register's Office for Davidson County, Tennessee.
4) Property is subject to Master Deed establishing a Horizontal Property Regime of Brooke Castle Condominiums, of record in Book 6250, Page 627, and as amended by Instrument of record in Plat Book 6680, Page 905, and re-recorded in Book 6727, Page 762, further amended in Plat Book 6250, Page 691, and in Deed Book 6919, Page 571, Register's Office For Davidson County, Tennessee, and the By-Laws appended thereto in Book 6519, Page 768, including liens for assessments as provided therein, easements and restrictions as contained therein, of record in Book 6519, Page 747, said Register's Office.
5) Charter of record in Book 6519, Page 739, and amended in Book 7570, Page 312, and in Book 7866, Page 374, said Register's Office.
6) Property is subject to easement for common areas to Brooke Castle HOA in Book 6883, Page 759, said Register's Office.
7) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 210 Brooke Castle Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal zip)

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 hand(s) this 26th day of April, 2006.

Hollis R. Flanagan

Janet F. Flanagan

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Hollis R. Flanagan and Janet F. Flanagan, husband and wife, with whom I am personally acquainted, (or who 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, at office, this 26 day of April, 2006.

Amy Beth Elmore
NOTARY PUBLIC

My Commission Expires:

AMY BETH ELMORE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 22, 2008

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076