(1)

RETURN TO:
SECURITY TITLE & ESCROW CO., LLC
5228 NOLENSVILLE PIKE, UNIT 6
SPRING HILL, TN. 37174

THIS INSTRUMENT PREPARED BY:
Miller, Morgan & Patterson
Attorneys-at-Law
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215

Record & Return To:
First Title & Escrow Co., Inc.
FTEC File No. 25350-04-2006

STATE OF TENNESSEE, COUNTY OF DAVIDSON:

The actual consideration or value, whichever is greater, for this transfer is $216,000.00.

Affiant

Subscribed and sworn to before me this 27th day of April, 2006.

Notary Public

KRISTEN JACOBY
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.

My Commission Expires:
09-22-2009

Davidson County DEEDWARR
Recvd: 05/03/06 11:38 3 pgs
Fees:18.00 Taxes:407.00

20060503-0051145

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Brent Z. Daughrity 5025 Hillsboro Pike, #14-K Nashville, TN 37215	Countywide Home Loans P.O. Box 961206 FTWX-22 Fort Worth, TX 76161	Map No.131.01-0D Parcel No. 094.00 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, **Marlin Larson and wife, Marlene Larson**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Brent Z. Daughrity** ("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 5025 Hillsboro Pike, #14-K, Nashville, Tennessee 37215

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 27th day of April, 2006.

Marlin Larson

Marlene Larson

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Marlin Larson and wife, Marlene Larson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of April, 2006.

Notary Public

My Commission Expires:

ELIZABETH J. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 24, 2007

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit 94 also known as Apartment No. 14-K on the Plan of Georgetown Condominium Apartments of record in Plat Book 5200, page 4, 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 5025 Hillsboro Homeowners' Association, a horizontal property regime established by Master Deed of record in Book 5211, page 325, amended in Book 5616, page 133 and Book 6079, page 516, said Register's Office.

Being the same property conveyed to Marlin Larson and wife, Marlene Larson, by deed dated January 30, 2002 from C. Andrew Smith, unmarried, of record in Instrument No. 20020131-0013958, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2006 City/County Taxes which have been prorated by the parties and assumed by the Grantee;
2. Charter of Incorporation of 5025 Hillsboro Homeowners' Association of record in Book 5233, page 459;
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 5025 Hillsboro Homeowners Association, of record in Book 5211, page 325, amended in Book 5616, page 133 and Book 6079, page 516;
4. Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 4308, page 575;
5. All matters appearing on the Plan of record as Book 5200, page 4;
6. Easement for overhead lines to Metropolitan Government of Nashville and Davidson County of record in Book 7873, page 859; and
7. Appointment of Successor Trustee recorded in Book 10225, page 413, Register's Office for Davidson County, Tennessee.

Exhibit "A"

Land in Davidson County, Tennessee, being Unit 94, also known as Apartment No. 14K on the Plan of Georgetown Condominium Apartments of record in Plat Book 5200, Page 4, 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 5025 Hillsboro Homeowner's Association, a horizontal property regime established by Master Deed of record in Book 5211, Page 325, amended in Book 5616, Page 133 and Book 6079, Page 516, said Register's Office.

Being the same property conveyed to Marlin Larson and wife, Marlene Larson, in instrument dated January 2, 2002 in Book 20020131-0013958, Register's Office of Davidson County, Tennessee.

Map & Parcel 13101000940000