PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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file #43

Davidson County DEEDWARR
Recvd: 05/04/06 10:34 2 pgs
Fees:13.00 Taxes:2035.00
20060504-0051877

W & I Ref: gj Title No: 47067

Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Steven R. Roussel Jane A. Roussel 5205 Shenandoah Court Nashville, Tennessee 37220	Primary Residential Mortgage, Inc. 4750 West Wiley Post Way #200 Salt Lake City, Utah 84116

TAX MAP-PARCEL NUMBERS: 145150A02100CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$550,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jackie G. Johnson, married**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Steven R. Roussel and spouse, Jane A. Roussel** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 7-A on the revised plan of Stratford Place, of record in Book 6250, page 560 and as further set forth in the Exhibit "B" of the Master Deed and By-Laws of record in Book 6472, page 47 and amended in Book 7140, page 592, Book 7234, page 801, Book 7353, page 472, Book 7426, page 234, Register's Office for said County, 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 Bobby G. Johnson and wife, Jackie G. Johnson by deed from Carl Johnson and wife, Mary Lou Johnson of record in Book 9126, page 8, Register's Office for Davidson County, Tennessee. By Quitclaim Deed of record in Book 10967, page 655 said Register's Office, Bobby G. Johnson conveyed his interest in subject property to Jackie G. Johnson

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2006, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6250, Page 560 and as shown as Exhibit "B" to the Master Deed of record in Book 6472, page 47, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 6472, page 47, Book 7140, page 592, Book 7234 page 801, Book 7353, page 472, Book 7426, page 234, Book 7756, page 116, Book 7903, page 652, said Register's Office, 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.

This is improved property, known as: 5205 Shenandoah Court, Nashville, Tennessee 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 26th day of April, 2006 .

Jackie G. Johnson

Bobby G. Johnson

State of TENNESSEE
County of WILLIAMSON

On this 26th day of April, 2006 , before me the undersigned authority, personally appeared **Jackie G. Johnson and Bobby G. Johnson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary

State of TENNESSEE
County of WILLIAMSON
My Commission Expires JULY 21, 2007

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $550,000.00

Affiant

Sworn and subscribed before me this 26th day of April, 2006

Notary Public

My Commission Expires: 3-30-10

WILLIAM B. GREGORY STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY