Davidson County DEEDWARR
Recvd: 06/05/06 08:29 2 pgs
Fees:13.00 Taxes:190.55

20060605-0065609

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP44614 FILE BOX "7"

WARRANTY DEED

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 29, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $51,500.00.

Terry L Harden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, ~~THIS THE~~ 23rd day of May, 2006.

Notary Public

MY COMMISSION EXPIRES: 7/29/2006

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry L. Harden	SAME AS NEW OWNER	147-3-B-14
370 Wallace Road, Unit #F-3		5DU 77084
Nashville, TN, 37211		

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, I/WE,

Holly Hills Apartments, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Terry L. Harden

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:

Land in Davidson County, Tennessee, being Unit F-3, Southern Hills Condominiums, as of record in Book 6594, page 502, said Register's Office.

Being the same property conveyed to Holly Hills Apartments, LLC, by Trustee's Deed from Saturn and Mazer Title Services, Inc., Trustee, of record in Instrument Number 20060426-0047533, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 370 Wallace Road, Unit #F-3, Nashville, TN 37211

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 my/our hand(s) this 23rd day of May, 2006

Holly Hills Apartments, LLC

BY: _____
FRANK F. GHERTNER
CHIEF MANAGER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared FRANK F. GHERTNER, with whom I am personally acquainted and who upon oath(s) acknowledged himself to be the Chief Manager of the Holly Hills Apartments, LLC the within named bargainor, and corporation, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said FRANK F. GHERTNER, as such Chief Manager.

Witness my hand and official seal at office at Nashville, Tennessee on this the 23rd day of May, 2006.

NOTARY PUBLIC

My Commission Expires: 7/29/2006

ALAN L. SATURN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 29, 2006