Davidson County DEEDWARR
Recvd: 06/09/06 15:38 2 pgs
Fees:13.00 Taxes:451.40
20060609-0069049

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $122,000.00

Affiant

COURTNEY PENNEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 26th day of May, 2006.

Notary Public
My commission expires: 5-22-10

02-0605-44835

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Emine Kempf	NEW OWNER	131-05-0-B-353.00CO
353 Summit Ridge Circle		
Nashville TN 37215		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jim Towater and wife, Beth Towater and Ashley Towater, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Emine Kempf, hereinafter called the Grantees, their successors 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 No. 353, together with the appurtenant interest in the common elements of Four Seasons Condominium horizontal property regime established by Master Deed of record in Book 6841, Page 349, amended in Book 6847, Page 122, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit D to the aforementioned Master Deed and being located upon Tract No. 1 on the Plan of Clark Gower Property of record in Book 5050, Page 30, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Jim Towater and wife, Beth Towater and Ashley Towater, unmarried by deed from Victor E. Gatto, III and wife Wendy Anderson Gatto, dated April 16, 2004, of record in Instrument No. 20040420-0044726, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 353 Summit Ridge Circle, Nashville, TN 37215

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 26th day of May, 2006.

Jim Towater by Ashley Towater, Beth Towater by Ashley Towater, attorney in fact

Jim Towater by Ashley Towater, Attorney in Fact attorney in fact

Beth Towater by Ashley Towater, Attorney in Fact

Ashley Towater

Ashley Towater

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ashley Towater, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 26th day of May, 2006.

Notary Public
State of Tennessee at Large

My Commission expires

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Ashley Towater, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the attorney in fact for Jim Towater and Beth Towater, and that she is authorized by Jim Towater and Beth Towater, to execute this instrument on their behalf.

Witness my hand in Brentwood, TN, this 26th day of May, 2006.

Notary Public

My commission expires: