Return to:
LandCastle Title
810 Crescent Center Drive
Suite 280
Franklin, Tennessee 37067

Davidson County DEEDWARR
Recvd: 06/16/06 10:30 2 pgs
Fees:13.00 Taxes:962.00
20060616-0071860

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN MY COMMISSION EXPIRES MAY 16, 2008

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 260,000.00

Lucy A Smith
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 9TH DAY OF JUNE, 2006.

NOTARY PUBLIC

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5120 VIRGINIA WAY, C-22, BRENTWOOD, TN 37027
file # 06-01431 BRIGANCE

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Robert Roy Brigance	same	MAP:
119 Jefferson Square		Parcel:131-05A 119.00C0
Nashville, TN 37215		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

PAUL D. KAINE, AND WIFE, KIMBERLY KAINE

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

ROBERT ROY BRIGANCE, AN UNMARRIED MAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 119 Jefferson Square, 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 Grantee, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 on the 9th day of June, 2006.

Paul D. Kaine by Yvonne W. Greene, attorney in fact
Paul D. Kaine

Kimberly Kaine by Yvonne W. Greene, attorney in fact
Kimberly Kaine

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On the 9th day of June, 2006, before me personally appeared Yvonne W. Greene to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Paul D. Kaine** and acknowledged that she executed the same as the free act and deed of said **Paul D. Kaine**.

Witness my hand and official seal at Brentwood, Tennessee

Notary Public

My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN MY COMMISSION EXPIRES MAY 16, 2008

EXHIBIT A - LEGAL DESCRIPTION

Unit 119, JEFFERSON SQUARE, SECTION ONE Condominiums, of record in Book 4675, Page 12, in the Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Paul D. Kaine and wife, Kimberly Kaine by Warranty Deed from Linda Balatti, an unmarried woman, recorded on the 4th day of September, 2003 in Instrument No. 20030904-0128945, in the Register's Office of Davidson County, Tennessee..

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated or not have been assumed by the Grantee(s) herein.

This instrument is being executed in behalf of Paul D. Kaine and Kimberly Kaine pursuant to a power of attorney executed by the same on the 05/26/2006, and being filed for in Instrument # X, Register's Office for Davidson County, Tennessee.

#20060616-0071858

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On the 9th day of June, 2006, before me personally appeared Yvonne W. Greene to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Kimberly Kaine** and acknowledged that she executed the same as the free act and deed of said ~~Kimberly~~ **Kaine**.

Witness my hand and official seal at Brentwood, Tennessee

Notary Public_____

My Commission Expires:_____

JIM R. VANDERPOOL
MY COMMISSION EXPIRES
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

file # 06-01431 BRIGANCE