WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/03/06 09:31 2 pgs
Fees:13.00 Taxes:166.50

20060703-0078927

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29TH DAY OF JUNE, 2006

Notary Public

MY COMMISSION EXPIRES: 2009

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Heath Oakcrest, LLC	New Owner	133-14-0-A-011.00CO
(NAME)	(NAME)	
PO Box 680515		
(ADDRESS)	(ADDRESS)	
Franklin, TN 37068		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Patrick T. Thibodeaux, a married man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Heath Oakcrest, LLC, a Tennessee Limited Liability Company**, 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 A-11 of Oakcrest Condominium created under Title 64, Section 2701, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5884, page 960, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 said Master Deed, reference is hereby made to the plat of Oakcrest Condominium, of record in Book 5200, page 413, said Register's Office for a more complete identification and description of said unit.

Being the same property conveyed to Patrick T. Thibodeaux, an unmarried person by Deed from Raini Patel and wife Harshila R. Patel, of record in Instrument No. 2004 020200 12421, dated January 28, 2004, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2006, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Charter of record in Book 5860, page 930; restrictions of record in Book 5200, page 413, Book 5884, page 960, Book 5884, page 996 and Book 9559, page 939; all of record in the Register's Office for Davidson County, Tennessee.

* Allison Thibodeaux joins in this conveyance to convey any marital interest she has in said real estate by virtue of her marriage to Grantor.

unimproved ☐
This is improved ☒ property, known as 420 Elysian Fields Rd. A-11, Nashville, TN 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand this 29th day of June, 2006.

Patrick T. Thibodeaux

Allison Thibodeaux

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Patrick T. Thibodeaux and wife, Allison Thibodeaux, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 29th day of June, 2006.

WILLIAM S. CA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission Expires:

11-21-2009