Davidson County DEEDWARR
Recvd: 07/07/06 13:54 2 pgs
Fees:13.00 Taxes:640.10
20060707-0081862

Box 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $173,000.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF JULY, 2006. Notary Public MY COMMISSION EXPIRES: 9/22/07 (AFFIX SEAL)

LEE A. COHEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBIN RICE, JR.	**SAME**	**131-05-0 B-420.00 CO**
(NAME) **420 SUMMIT RIDGE PLACE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37215**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

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, STACEY L. CARFI, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBIN RICE, JR.,** HEREINAFTER CALLED THE GRANTEE, HIS 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 No. 420 on the Plan of Four Seasons, a condominium development, as shown on Exhibit D to the Master Deed, of record in Book 6841, page 349, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Four Seasons Condominiums, a horizontal property regime established by Master Deed of record as aforementioned, said Register's Office.

Being the same property conveyed to Stacey L. Carfi, unmarried, from Sulelman Mohammad Abous, unmarried, by deed of record in Instrument Number 20050627-0073825, said Register's Office.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This conveyance is subject to all matters as set forth in the Plan of record in Plat Book 5050, page 30, amended in Plat Book 6841, page 349, All Terms, conditions and obligations contained in the Warranty Deed dated May 30, 1974 of record in Book 4821, page 20, Easement for Sanitary Sewer and/or Storm Drainage of record in Book 5271, page 430, Ingress/Egress Easement of record in Book 5158, page 851, Master Deed and By-Laws for Four Seasons Condominiums of record in Book 6841, page 349, amended in Book 6847, page 122, Easement Agreement of record in Book 6869, page 157, and in Book 7776, page 899, Consent of Four Seasons Homeowners' Association to Easement Agreement of record in Book 6869, page 162 and re-recorded in Book 6870, page 966, said Register's Office.

Unimproved ( )
This is improved(X) property, known as **420 SUMMIT RIDGE PLACE, NASHVILLE, TN 37215**
(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 5 day of July, 2006.

Stacey L. Carfi
STACEY L. CARFI

STATE OF ~~NEW YORK~~ CT
COUNTY OF New Haven

Personally appeared before me, **the undersigned,** a Notary Public in and for said County and State, the within named **Stacey L. Carfi,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Wolcott, CT, this 5 day of **JULY, 2006.**

Commission expires: 6-30-09.

Deborah A. Putnam
Notary Public

DEBORAH A. PUTNAM NOTARY PUBLIC CONNECTICUT