Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $123,000.00

Karen Colbert
Affiant

Subscribed and sworn to before me, this 23rd day of June, 2006.

Notary Public
My commission expires:

03-0606-33731

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Karin Nicole Sandmel	Countrywide Home Loans	128-15-0-B-407.00CO
407 Post Creek Road	P.O. Box 660694	
Nashville TN 37221	Dallas, TX 75266-0694	

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, Sally J. Burke, erroneously referred to as Salley J. Burke on the prior deed of record, unmarried, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Karin Sandmel, hereinafter called the Grantee, her 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 407 as shown on the Plan of Post House-Bellevue Condominium, Phase I, of record in the Master Deed for Post House-Bellevue Condominium, Phase I, in Book 6838, Page 445; and referred to as Exhibit "C" found at pages 472, 473, and 474 to which plan reference is hereby made for a more complete description; all references of record in the Register of Deeds Office for Davidson County, Tennessee.

Being the same property conveyed to Salley J. Burke by deed from Barbara Buell, dated 5-30-01, of record in Instrument No. 20010605-0057962, 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 407 Post Creek Road, Nashville, TN 37221

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, her heirs, successors and assigns, forever. Grantor covenants with Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, her 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.

Davidson County DEEDWARR
Recvd: 07/10/06 10:02 2 pgs
Fees:13.00 Taxes:455.10
20060710-0082209

WITNESS my hand this 23rd day of June, 2006.

Sally J. Burke

Sally J. Burke

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sally J. Burke, 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 Nashville, TN, this 23rd day of June, 2006.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

