Davidson County DEEDWARR
Recvd: 07/25/06 11:06 2 pgs
Fees:13.00 Taxes:333.00
20060725-0089371

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$90,000.00**.

Affiant

Subscribed and sworn to before me, this the 14th day of July, 2006.

Notary Public

My commission expires: 11-25-06
(AFFIX SEAL)

E. MANNIX STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Tina M. Penuel	**Tennessee Housing Development Agency, C/O U.S. Bank N.A.**	**108-07-B-113-00.CO**
313 Timberway Drive, Unit G	**P.O. Box 7298**	
Nashville, TN 37214	**Springfield, OH 45501**	

FOR AND IN 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 ACKNOWLEDGE, WE,

Patricia L. Box, an unmarried woman

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

Tina M. Penuel, an unmarried woman

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Unit No. 113 of Timber Lake Condominiums created under title 66 Chapter 27, Section 101, et seq. as amended, Tennessee code annotated and as established by a master deed of record in Book 6459, Page 475, and by Instrument umber of clarification at Book 6561, Page 141 Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said units, as set forth in exhibit "A-1" of said master deed. Reference is hereby made to the Plat Timberlake Condominiums, as set forth in exhibit "A-2" of said master deed for a more complete identification and description of such unit.

Being the same property conveyed to Patricia L. Box, an unmarried woman by deed dated 7/29/04 from Michelle Gibbs, unmarried of record in Instrument No. 20040811-0096948, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2006 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **313 Timberway Drive, Unit G, Nashville, TN 37214**

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, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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/our hand(s) this 14th day of July, 2006.

Patricia L. Box

Patricia L. Box

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Patricia L. Box**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **14th** day of **July, 2006.**

E. Mannix
Notary Public

My Commission Expires: 11-25-06

