Elite Title

Davidson County DEEDWARR
Recvd: 08/04/06 11:05 2 pgs
Fees:13.00 Taxes:370.00

20060804-0095643

#420

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Angela Y. Starnes	New owner	Map 142-6A-
810 Bellevue Road #160		Parcel 160
Nashville, TN 37221		

This instrument prepared by: Southern Land Title & Escrow, Inc., 934 Oldham Drive, Suite 100-A, Nolensville, TN 37135

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Jose A. Maymon, unmarried,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Angela Y. Starnes, unmarried,** (The "Grantee"), her heirs and assigns certain tract or parcel of land in **DAVIDSON** County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson, Tennessee, being Building No. 16, Unit No. 160, and Garage No. 3 on the Plan of "Peppertree", Creekside Meadows Condominiums, of record in Book 4657, pages 128 through 130, said Register's Office, together with the undivided interest in the common elements appurtenant thereto, all being more particularly described in the Master Deed and By-Laws of record in Book 4834, pages 257 through 312, as amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, and in Book 5259, page 5, said Register's Office.

Being the same property conveyed to Jose A. Maymon by quitclaim deed from Angela I. Maymon dated May 4th, 1998 of record in Book 8949, page 852, said Register's Office.

This instrument is executed on behalf of **Jose A. Maymon**, as his Attorney In Fact pursuant to recorded Power of Attorney recorded in Instrument No. 20060804 0095642, said Register's Office.

This description is the same as was used in the last deed of record.

This conveyance is subject to the following:

1. 2006 Taxes, a lien not yet due and payable.
2. Restrictions and Charter of record in Book 4934, page 257, Book4984, page 174, Book 5045, page 80, Book 5086, page 80, Book 5259, page 5, Book 6874, page 354, Book 7610, page 973, Book 6237, page 644,Book 6535, page 724 and in Book 4836, page 610, said Register's Office.
3. Easements of record in Instrument No. 20040603-0065549, said Register's Office.
4. All matters appearing of record in Plat Book 4675, pages 128-130, Register's Office.

This is improved property commonly known as **810 Bellevue Road, #160, Nashville, TN 37221.**

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $100,000.00.

Affiant

Subscribed and sworn to before me this 20th day of July, 2006.

Notary public:

KEVANA M. NIXON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 9/16/09

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interests thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **20th** day of **July, 2006**.

Jose A. Maymon by Robert J. Notestine, III, Attorney-in-Fact

[STATE OF TENNESSEE]
[COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Robert J. Notestine, III**, with whom I am personally acquainted who acknowledged that **he** executed the within instrument for the purpose of therein contained and who further acknowledged that **he** is the Attorney-in-Fact for **Jose A. Maymon** and that **he** is authorized by **him** to execute this instrument on **his** behalf.

WITNESS my hand and official seal at Nolensville, Tennessee, this **20th** day of **July, 2006**.

My Commission Expires MAR. 31, 2007

Notary Public

My Commission Expires:_____

JUDY PAINTER-ROSE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.