Box 8

This Instrument Prepared By:
**Rebecca T. Garland, Attorney**
**155 Franklin Road, Suite 120**
**Brentwood, Tennessee 37027**

**ADDRESS NEW OWNER:**
**Erin Lisa Cunningham**
**406 Summit Ridge Place**
**Nashville, Tennessee 37215**

Davidson County DEEDWARR
Recvd: 08/17/06 10:32 2 pgs
Fees:13.00 Taxes:494.88
20060817-0101430

**SEND TAX BILL TO:**

Mortgagee

**MORTGAGEE:**
SunTrust Mortgage Inc.
P. O. Box 79041
Baltimore, MD 21279-0041

**MAP** 131-5
**GROUP** B
**PARCEL** 406.00 CO

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Mary Lampley, a married woman,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Erin Lisa Cunningham, unmarried,** hereinafter called the GRANTEE, her 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. 406 as shown on the Plan of Four Seasons, a Condominium Development, together with an undivided percentage interest in the Common Elements appurtenant to said unit, as set forth in Exhibit "D" to the Master Deed establishing Four Seasons, a Condominium, of record in Book 6841, page 349, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Mary Lampley, a married woman by deed from Alphonso Jackson, Acting Secretary of Housing and Urban Development of record in Instrument no. 20041025-0128087, Register's Office for Davidson County, Tennessee.

**This conveyance is subject to: Taxes for 2006, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6050, Page 30 and shown as Exhibit "D" to the Master Deed, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: Easement agreements of record in Book 6869, page 157 and Book 6869, page 162, rerecorded in Book 6870, page 966 and Book 7776, page 899, said Register's Office; Easement Agreement of record in Doc. No. 20010912-0099679, said Register's Office; The provisions of the condominium Master Deed of record in Book 6841, page 349, Book 6847, page 122, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.**

This is **improved** property known as **406 Summit Ridge Place, Nashville, Tennessee 37215.**

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 and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that she is lawfully seized 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; and, GRANTOR, does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and 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.

*Neal Lampley, spouse of Mary Lampley, hereby joins in this conveyance transferring all his right, title, and interest in said property, marital or otherwise.

WITNESS my hand this the **15th** day of **August, 2006.**

MARY LAMPLEY BY [signature] AS ATTY IN FACT

**Mary Lampley, by Neal Lampley, as attorney-in-fact**

[signature]

**Neal Lampley**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Neal Lampley**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained and he further acknowledges that he is the attorney in fact for his wife, **Mary Lampley**, a bargainor, and that as said attorney in fact he executed the with in Warranty Deed by signing the name of **Mary Lampley** as her free act and deed. for the purposes therein contained.

WITNESS my hand and official seal this 15th day of August, 2006.

[signature]

Rebecca T. Garland
NOTARY PUBLIC

REBECCA T. GARLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 5/23/2009

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $133,750.00.

[signature]

AFFIANT

Subscribed and sworn to before me on this 15th day of August, 2006.

[signature]

NOTARY PUBLIC

DEBORAH H. BERRIE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 3/20/2010