WARRANTY DEED G-VRE-06-104	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00 Affiant Subscribed and sworn to before me, this 15th DAY OF August, 2006 Notary Public MY COMMISSION EXPIRES: 7/21/07 (AFFIX SEAL)

DAVID A. CHILDRESS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow 2012 21st Ave South Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO: (NAME)	MAP-PARCEL NUMBERS
Kathrine E. Nelson	New Owner	
940 Gale Lane Unit #104		118-5A-29.00 CO
(ADDRESS) Nashville, TN 37204	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we JENNIFER A. COLLINS N/K/A/ JENNIFER SCHMIEL, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KATHRINE E. NELSON, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING A LOT DESIGNATED AS BUILDING 14, UNIT E, AND FURTHER IDENTIFIED AS PARCEL NUMBER 29, ON THE PROPERTY TAX MAP NUMBER 118-5-A, AS SHOWN ON THE REVISED PLAN OF ST. MARTIN SQUARE, NOW KNOWN AS 12 SOUTH TOWERS, A PLANNED UNIT DEVELOPMENT OF RECORD IN PLAT BOOK 4460, PAGE 186, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH PLAN REFERENCE IS MADE FOR A COMPLETE DESCRIPTION AND LOCATION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO JENNIFER A. COLLINS, AN UNMARRIED WOMAN BY WARRANTY DEED FROM 940 PARTNERS, RECORDED ON THE 11TH DAY OF MARCH, 2005 IN INSTRUMENT NO. 20050311-0026967, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. THE SAID JENNIFER A. COLLINS IS NOW MARRIED AND KNOWN AS JENNIFER SCHMIEL. GREG SCHMIEL JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY AND ALL MARITAL INTEREST IN AND TO SAID PROPERTY.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 4460, page 186; Book 4611, page 682; Book 4710, page 244; Book 4611, page 692; Book 4711, page 48; Book 4611, page 674; Instrument Number 20031107-0163683; 20031107-0163683; 19991230-0308948; 20031107-01631107-0163682; and 20060217-0219487, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 940 Gale Lane Unit #104, Nashville, Tennessee 37204
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Davidson County DEEDWARR
Recvd: 09/01/06 15:02 2 pg
Fees:13.00 Taxes:962.00

20060901-0108578

Witness my/our hand(s) this 15th day of August, 2006.

Jennifer Schmiel

Greg Schmiel by: Jennifer Collins Schmiel attorney-in-fact
Greg Schmiel

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jennifer Collins Schmiel, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

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

Notary Public

My Commission Expires: 7-24-10

(SEAL)

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

On this the 15th day of August, 2006, before me personally appeared Jennifer Collins Schmiel to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Greg Schmiel and who acknowledged he/she/they executed the same as the free act and deed of the said Greg Schmiel.

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

Notary Public

My Commission Expires: 7-24-10

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903