Davidson County DEEDWARR
Recvd: 09/08/06 10:28 2 pg
Fees:13.00 Taxes:1776.00

20060908-0111311

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $480,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 6th day of September, 2006.

Notary Public

My Commission Expires: 1-2009

TONJA BAHRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
David Glen Hawkins
1919A Overhill Drive
Nashville, Tennessee 37215

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:

Part of 13107000300

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, L&CP, LLC, a Tennessee Limited Liability Company hereinafter referred to as Grantors, hereby transfers and conveys to David Glen Hawkins, an unmarried man, hereinafter referred to as Grantees, their 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. 172, together with the appurtenant interest in the common elements of Overhill Place, a Horizontal Property Regime as shown in Master Deed of record in Instrument No. 200603030025041 in the Register's Office, Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit B to the aforementioned Master Deed and being located upon Lot No. 9 on the Plan of J.G. Grissim's Subdivision of record in Plat Book 1424, page 36, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to L&CP, LLC, a Tennessee limited liability company by warranty deed from Poplar Hill, Inc., a Tennessee corporation, of record in Instrument No. 20050912-0109134, Register's Office for Davidson County, Tennessee, dated September 9, 2005.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to all matters as set forth per Plat Book 1424, Page 36, Register's Office of said County.

Master Deed of record in Instrument No. 200603030025041, said Register's Office.

County and/or City taxes for the year 2006 have been paid. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTEES paying their prorata share thereof to GRANTORS who will be responsible for payment of said taxes.

This is improved property known as 1919A Overhill Drive, Nashville, TN 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 **GRANTEES**, their heirs and assigns forever, and I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said **GRANTEES**, 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.

Witness my hand this 6th day of September, 2006.

L&CP, LLC

By: _____
Kenneth W. Cline, Chief Manager

_____

_____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, Kenneth W. Cline, with whom I am personally acquainted, and who acknowledged the execution of the within instrument for the purposes there contained, and who further acknowledged that he is the Chief Manager of L&CP, LLC and is authorized by the L&CP, LLC to execute this instrument on its behalf on this 9/6/06.

Witness my hand and official seal this 6th day of September, 2006.

_____
Notary Public

My Commission Expires: _____

KIMBERLY D. HICKS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires MAY 18, 2010