WARRANTY DEED

JIM R. VANDERPOOL MY COMMISSION EXPIRES NOTARY PUBLIC AT LARGE MAY 14, 2008 WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 72,500.00

A. J. Medlock
AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 19TH DAY OF SEPTEMBER, 2006.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 5120 Virginia Way, C-22, Brentwood, TN 37027
file # 06-01733 MEDLOCK

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
A. J. Medlock	Same	162-16-0A-071.00 CO
5 Hickory Court		
Antioch, TN 37013		

FOR AND 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 ACKNOWLEDGED, WE,

GREGORY W. JULIA, AND WIFE, SELENE JULIA

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

A. J. MEDLOCK, A SINGLE PERSON,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 5 Hickory Court, Antioch, TN 37013

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, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 Our hand on the 19th day of September, 2006.

Gregory W. Julia

Selene Julia

Davidson County DEEDWARR
Recvd: 09/26/06 13:57 2 pg
Fees:13.00 Taxes:268.25

20060926-0119107

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, GREGORY W. JULIA AND SELENE JULIA, 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 and official seal at Brentwood, Tennessee , this 19th day of September, 2006.

Notary Public _____

My Commission Expires: _____

JIM R. VANDERPOOL MY COMMISSION EXPIRES NOTARY PUBLIC AT LARGE MAY 14, 2008 WILLIAMSON COUNTY, TN

EXHIBIT A - LEGAL DESCRIPTION

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS: UNIT NO. 5, IN BUILDING NO. 15, A CONDOMINIUM, A HORIZONTAL PROPERTY REGIME, LOCATED ON SAID PLAN OF MILL CREEK CONDOMINIUM, ANTIOCH, DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED IN A MASTER DEED RECORDED IN BOOK 4887, PAGE 961, AMENDED IN BOOK 5000, PAGE 607, AND FURTHER AMENDED IN BOOK 5101, PAGE 809 AND BOOK 10468, PAGE 653, BY-LAWS FOR ADMINISTRATION OF BUILDING OF RECORD IN BOOK 4887, PAGE 985 AND BOOK 10468, PAGE 691; EASEMENTS, ETC., OF RECORD IN BOOK 4792, PAGE 725, PLAT OF RECORD BOOK 4860, PAGE 11 ALL OF WHICH ARE RECORDED IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND ARE INCORPORATED IN THIS DEED BY REFERENCE AND MADE A PART HEREOF THE SAME AS THOUGH COPIED HEREIN.

BEING THE SAME PROPERTY CONVEYED TO GREGORY W. JULIA, AN UNMARRIED PERSON BY WARRANTY DEED FROM WILLIAM E. ALLEN AND WIFE, MAXINE ALLEN AND DEBORAH KAY ALLEN, JOINT TENANTS, RECORDED ON THE 30TH DAY OF JANUARY, 1998 IN DEED BOOK 10776, PAGE 13, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.