Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $286,500.00 .

Affiant

Subscribed and sworn to before me this 29th day of September, 2006.

Notary Public
My Commission Expires 01/26/08

Davidson County DEEDWARR
Recvd: 10/02/06 10:03 2 pgs
Fees:13.00 Taxes:1060.05
20061002-0121285

06-0589

Address of New Owner:	Send Tax Bills to:	Tax Information:
George R. Frost	New owner	131-02-H
4244 Hillsboro Pike		3.00 CO
Nashville, TN 37215		

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we **Neil M. Griggs, married**, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **George R. Frost, married and Kristin Lee Frost, unmarried**, hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Situated in Davidson County, Tennessee, being Unit No. 4244, together with Parking Spaces as specified on the plat shown on the master deed, together with the appurtenant interest in the common elements of Hillsboro Quarters Condominiums, a horizontal property regime established by Master Deed of record in Instrument No. 20040421-0045569, amended in Instrument No. 20040511-0054050, Register's Office for said County, said Unit being depicted on the Condominium Site Plan attached as Exhibit "E" to the aforementioned Master Deed.

Being the same property conveyed to Neil M. Griggs, unmarried by deed from Blaire Simpson McMeans, unmarried, dated August 31, 2005, recorded in Instrument No. 20050908-0108240, Register's Office for said County.

Leah Griggs, wife of Neil M. Griggs, joins in the execution of this instrument to convey any interest she may have in subject property, marital or otherwise.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **4244 Hillsboro Pike, 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 we do covenant with the said GRANTEES 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 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 our hands this 29th day of September, 2006.

Neil M. Griggs

Leah Griggs

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Neil M. Griggs and Leah Griggs**, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of September, 2006.

Notary Public

My Commission Expires: 01/26/08

