WARRANTY DEED

Davidson County DEEDWARR
Recvd: 10/05/06 11:12 2 pgs
Fees:13.00 Taxes:320.05

20061005-0123821

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 86,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
29th Day of September 2006

ANN B. WADDELL NOTARY PUBLIC LARGO

Notary Public

MY COMMISSION EXPIRES: November 24, 2007

(AFFIX SEAL)

WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY:
Title Escrow of Brentwood, Inc, 5111 Maryland Way, Suite 205, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cary Lawhon	New Owner	MAP 138-8-A
(NAME)	(NAME)	
633 Longhunter Court		PARCEL 633.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37217		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Freddy Warrick and wife, Beverly Warrick

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

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

A certain condominium unit in Davidson County, Tennessee, described as follows: Unit No. 633, Block 12, Tract No. 19, in a Horizontal Property Regime as shown on the condominium site plan of Nashboro Village Nineteen Condominiums, as of record in Book 5200, Page 80, and Master Deed in Book 5333, page 957, in the Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Freddy Warrick and wife, Beverly Warrick by deed from Sally P. Fischer and Matt Fischer of record in Instrument No. 20030203-0014338, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

Subject to 2006 taxes, prorated and assumed by Grantees; The premises herein is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over,

CONTINUED

unimproved ( )
This is improved (X) property, known as 633 Longhunter Court, Nashville, TN 37217
(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 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 hand & this 29th day of September, 2006

Freddy Warrick

Freddy Warrick

Beverly Warrick

Beverly Warrick

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Freddy Warrick and wife, Beverly Warrick

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 29th day of September 2006.

Commission expires November 24, 2007

Notary Public

DAVID WADDELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of Nashboro Village Condominiums, as of record in Book 5200, Page 80, and Master Deed of record in Book 5333, Page 957; By-Laws in Book 5333, Page 999 , and Charter of record in Book 5344, Page 959, said Register's Office. Subject to assessment of Homeowners Association fees, if any. Subject to restrictions of record in Book 4827, Page 14 and Book 5469, Page 840, said Register's Office. Easement granted to Nashville Electric Service of record in Book 4821, page 105, and Book 4915, page 80, said Register's Office.