WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,049,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF OCTOBER, 2006.

Notary Public

MY COMMISSION EXPIRES: May 24, 2008
(AFFIX SEAL)

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Davidson County DEEDWARR
Recvd: 11/01/06 12:05 2 pgs
Fees:13.00 Taxes:3881.30
20061101-0135720

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel B. Gilmore	Suntrust Mortgage, Inc.	Map 116-4-E
(NAME)	(NAME)	
3822 Woodlawn Drive	P.O. Box 57028	Parcel 2 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN ~~37205~~ 37215	Irvine, CA 92619-7028	
(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, **FRED A. PARKER JR. AND WIFE, ELIZABETH M. PARKER**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DANIEL B. GILMORE AND WIFE, SUSAN G. BAILEY,** 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 in Davidson County, Tennessee, being Unit No. 2, together with the appurtenant interest in the common elements of New Court at Woodlawn, a Planned Unit Development with Private Elements established by Master Deed of record in Instrument #20050311-0027387, as amended and restated by instrument of record in Instrument #20050428-0047508, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached as Exhibit B to the aforementioned Master Deed and being located upon Lot No. 3 on the Plan of 3810 Woodlawn Drive of record in Instrument #20030919-0138882, said Register's Office, all to which reference is hereby made for a more complete identification of said Unit.

Being the same property conveyed to Fred A. Parker, Jr. and wife, Elizabeth M. Parker, by deed from Alldredge Kirby Development, LLC, of record in Instrument #20050428-0047509, said Register's Office.

This conveyance is subject to (a) 2006 real property taxes; (b) all matters appearing on the plan of record in Instrument #20030919-0138882 said Register's Office; (c) easements of record in Book 3508, page 550 and in Book 4085, page 647, said Register's Office; and (d) Master Deed and Bylaws of record in Instrument #20050311-0027387 and in Instrument #20050428-0047508 said Register's Office.

unimproved ☐

This is improved ☒ property, known as 3822 Woodlawn Drive, Nashville, TN ~~37205~~ 37215
(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 hands this 24 day of October, 2006.

Fred A. Parker Jr. by Kevin D. Montgomery,
Attorney in Fact

Elizabeth M. Parker by Kevin D. Montgomery,
Attorney in Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 24th day of October, 2006, before me personally appeared Kevin D. Montgomery, to me known to be the person who executed the foregoing instrument on behalf of Fred A. Parker, Jr. and Elizabeth M. Parker and acknowledged that he executed the same as the free act and deed of Fred A. Parker, Jr. and Elizabeth M. Parker.

Witness my hand and official seal at Nashville, Tennessee this 24th day of October, 2006.

Commission expires:

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010

Kathy Snider
Notary Public