WARRANTY DEED

G-TRC-06-0500

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,000.00

Affiant

Subscribed and sworn to before me, this 13th DAY OF October, 2006.

Notary Public

MY COMMISSION EXPIRES: 7-24-10
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Barbara Harwood	Same (NAME)	
500 Paragon Mills, Unit G-4 (ADDRESS)	(ADDRESS)	133-11A-44.00 CO
Nashville, TN 37211 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we EDWARD RYBACK AND EDITH JORDAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BARBARA HARWOOD, hereinafter called the Grantee(s), their heirs and assigns, that 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. G-4 OF CANTERBURY HALL CONDOMINIUMS APARTMENTS, A HORIZONTAL PROPERTY REGIME, CREATED UNDER TITLE 66, SECTION 27-101, ET SEQ. AS AMENDED, TENNESSEE CODE ANNOTATED, AND AS ESTABLISHED BY A MASTER DEED, OF RECORD IN BOOK 5400, PAGE 255, AS AMENDED OF RECORD IN BOOK 5441, PAGE 819, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID MASTER DEED. REFERENCE IS HEREBY MADE TO THE PLAT OF CANTERBURY HALL CONDOMINIUM APARTMENTS, AS OF RECORD IN BOOK 5200, PAGE 159, SAID REGISTER'S OFFICE, FOR A MORE COMPLETE IDENTIFICATION AND DESCRIPTION OF SUCH UNIT.

BEING THE SAME PROPERTY CONVEYED TO EDWARD RYBACK AND JORDON EDITH BY WARRANTY DEED FROM DAN E. MINOR, UNMARRIED, RECORDED ON THE 19TH DAY OF SEPTEMBER, 2002 IN INSTRUMENT NO. 20020919-0114202 RE-RECORDED AT INSTRUMENT NO. 20021002-0120180, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

Scrivener's Affidavit of record on 10/05/2006 in Instrument No. 20061005-0123994 to correct the grantee's name on the deed of recorded in Instrument No. 20020919-0114202 and re-recorded in Instrument No. 20021002-0120180, in the Register's Office in Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO A) 2006 PROPERTY TAXES, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE(S) HEREIN; B) INSTRUMENTS OF RECORD IN BOOK 5200, PAGE 159; BOOK 5440, PAGE 298; BOOK 5865, PAGE 101; BOOK 5440, PAGE 255; BOOK 5411, PAGE 819; BOOK 5446, PAGE 152; BOOK 4337, PAGE 544; BOOK 4308, PAGE 647, SAID REGISTER'S OFFICE; C) ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD AND/OR NOT STATED HEREIN.

unimproved ( )
This is improved (X) property, known as 500 Paragon Mills, Unit G-4, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Davidson County DEEDWARR
Recvd: 11/03/06 14:04 3 pgs
Fees:18.00 Taxes:281.20
20061103-0137112

unimproved ( )

This is improved (X) property, known as 500 Paragon Mills, Unit G-4, Nashville, Tennessee 37211

(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 13th day of October, 2006.

Edward Ryback, by Edith Jordan, attorney in fact

Edward Ryback

Edith P. Jordan

Edith Jordan

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, [redacted] Edith Jordan, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 13th day of October, 2006.

Notary Public

My Commission Expires:

(SEAL)

ADAM LAFFOON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2008

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Edith Jordan, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Edward Ryback and acknowledged that he/she executed the same as the free act and deed of the said Edward Ryback.

Witness my hand and official seal at
Nashville, Tennessee
on this the 13th day of October, 2006.

NOTARY PUBLIC

My Commission Expires: 7-24-10

