Davidson County DEEDWARR
Recvd: 11/08/06 10:21 2 pgs
Fees:13.00 Taxes:247.90

20061108-0138911

HENRY E. RAGLE, IV NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $67,000.00

Affiant

Subscribed and sworn to before me, this 18th day of October, 2006.

Notary Public

My commission expires: My Commission Expires: July 6, 2010

THIS INSTRUMENT WAS PREPARED BY
Jackson M. Welch, Jr.
121 First Avenue South, Suite 200
Franklin, Tennessee 37064
(615) 790-8868

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Shannon M. de la Cruz	**SunTrust Mortgage, Inc.**	**Map: 142-04-0A**
210 Old Hickory Boulevard #36	**201 Fourth Avenue North**	**Parcel: 36.00CO**
Nashville, Tennessee 37221	**Nashville, Tennessee 37219**	

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 ACKNOWLEDGE, WE,

Cindy M. Williams, unmarried

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

Shannon M. de la Cruz, unmarried

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 apartment in Davidson County, Tennessee, described as Unit 36 Belle Forrest, a Condominium, a Horizontal Property Regime, located on 210 Old Hickory Boulevard, Davidson County, Tennessee, as shown on the plat of Unit 36 Belle Forrest, Condominium Apartments, recorded in Plat Book 5200, page 167, said Register's Office, and described in a Master Deed of record in Book 5438, page 699, as amended in Book 6082, page 866, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Unit 36 Belle Forrest, Condominium Apartments contained in the Master Deed and By-laws appended thereto, recorded in Book 6259, page 799, Register's Office for Davidson County, Tennessee, are incorporated herein by reference and made part hereof the same as though copied herein.

Being the same property conveyed to Cindy M. Williams, unmarried by Warranty Deed from Amy R. Orr, unmarried of record in Instrument No. 20030506-0060182, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2007 and subsequent years, a lien not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 5200, page 167, Register's Office of Davidson County, Tennessee.

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the 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, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property

Regime of record in Book 5438, page 699, as amended in Book 6082, page 866, Book 6896, page 144, Book 9908, page 982, and in Instrument No. 20020213-0019280, Register's Office for Davidson County, Tennessee.

By-Laws of record in Book 5438, page 742, Book 6082, page 866, Book 6259, page 799 and in Instrument No. 20020321-0034877, Register's Office of Davidson County, Tennessee.

Homeowner's Charter of record in Book 5460, page 987 and in Book 6551, page 78, Register's Office of Davidson County, Tennessee.

Easement for American Building Co., of record in Book 5074, page 945, Register's Office of Davidson County, Tennessee.

Easement for State of Tennessee of record in Book 7957, page 145, Register's Office of Davidson County, Tennessee.

Easement for Harpeth Valley Utilities of record in Book 8019, page 126, Book 8248, page 214, and in Instrument No. 20000915-0091869, Register's Office of Davidson County, Tennessee.

Subject to rights of others in and to the common areas and/or elements.

This is improved property known as 210 Old Hickory Boulevard #36, Nashville, Tennessee 37221.

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 in 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 my/our hand(s) this 18th day of October, 2006.

Cindy M. Williams

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public of said County and State, Cindy M. Williams unmarried, the within named Grantors, 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, at office, this 18th day of October, 2006.

Notary Public

My Commission Expires: My Commission Expires: July 6, 2010

HENRY B. RAGLE, IV NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

RETURN TO:
Cornett Title Services, LLC
9005 Overlook Boulevard
Brentwood, Tennessee 37027