WARRANTY DEED



My Comm... Expires JULY 21, 2007

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$~~589,000.00

Melanie Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th TH DAY OF DECEMBER, 2006.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MICHAEL J. PHILBIN, P.C., 2021 Richard Jones Road, Suite 220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eric Vogel	NEW OWNER	**130-8-A-3CO**
(NAME)	(NAME)	
2200 Harding Place #3	2200 Harding Place, #3	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, TN 37215	
(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, **Joe D. Pinion and wife, Mary Frances Pinion**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Eric Vogel and wife, Brenda Vogel**, 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:

LAND in Davidson County, Tennessee, being Unit No. 3, together with the appurtenant interest in the common elements of 2200 Harding Place, a horizontal property regime established by Master Deed and By-Laws, of record in book 5971, page 574, corrected in Book 5989, page 549, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B:" to the aforementioned Master Deed and By-Laws and being located upon Lot No. 2 on the Plan of 2200 Harding Place of record in Plat Book 5200, page 463, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Joe D. Pinion and wife, Mary Frances Pinion by deed from Thomas E. Williams and wife, Patsy L Williams of record in Instrument No. 20020204-0014980 Register's Office for Davidson County, Tennessee

unimproved ☐

This is improved ☒ property, known as **2200 Harding Place, #3, Nashville, TN 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 8th day of December, 2006.

Joe D. Pinion
by Melanie Baker, Attorney in Fact

Joe D. Pinion
By: Melanie Baker, Attorney in Fact

Mary Frances Pinion
by Melanie Baker, Attorney in Fact

Mary Frances Pinion
By: Melanie Baker, Attorney in Fact

Return To:

SCRUGGS TITLE & ESCROW
2525 21ST AVENUE SOUTH
NASHVILLE, TN 37212

Davidson County DEEDWARR
Recvd: 12/12/06 11:32 2 pgs
Fees:13.00 Taxes:2179.30

20061212-0153236

STATE OF TENNESSEE

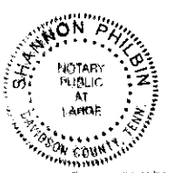
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Melanie Baker with whom I am personally acquainted, and who, upon her oath, acknowledged herself to be the Attorney-in-Fact for the within named Joe Pinion and wife, Mary Frances Pinion and being authorized to act on behalf of said persons she executed the foregoing instrument as their free act and for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 8th DAY OF DECEMBER, 2006.

Commission expires: 7/21/07

Shannon Philbin Notary Public



My Commission Expires JULY 21, 2007