THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ **136,200.00.** a Will R Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **18TH** DAY OF **DECEMBER, 2006.** Notary Public MY COMMISSION EXPIRES May 24, 2008 (AFFIX SEAL)

BOX 50-B
PREPARED BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

P. L. MOORE NOTARY PUBLIC AT LARGE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Powell	New Owner	MAP P/O 93-6-1
415 Church Street, #2005	Davidson County DEEDWARR Recvd: 12/29/06 11:20 2 pgs Fees:13.00 Taxes:503.94 20061229-0160682	PARCEL 87
Nashville, TN 37219		
(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, I, **Sue T. Hasse, married**

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

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 known as Unit No. 2005 of the Horizontal Property Regime of Viridian Condominium pursuant to Master Deed of record as Instrument No. 20061004-0122833 and Addendum of record in Instrument No. 20061004-0122834, Register's Office for Davidson County, Tennessee, to which referenced is made for a more complete description.

BEING the same property conveyed to Sue T. Hasse by warranty deed from Viridian Development Company, LLC, a Tennessee limited liability company, of record in Instrument No. 20061221-0157671 Register's Office for Davidson County, Tennessee.

Fred Hasse, spouse of Sue T. Hasse, joins in this conveyance for the sole purpose of relinquishing any marital rights he may have in the subject property.

THIS CONVEYANCE IS SUBJECT TO:
The said Grantee, its heirs, successors and assigns, takes title to the Property subject to the following restriction relating to its use, which shall be deemed a covenants running with the land by which shall terminate and be of no further force and effect five (5) years from **December 18, 2006**. The property must be owned by an individual or individuals whose household earnings at the time the individual enters into a binding purchase and sale agreement for the Property are eighty percent (80%) of less of the median income for household size for the Nashville, Tennessee area as defined by the Department of Housing and Urban Development ("HUD"), as adjusted annually by HUD, and if rented, the Property must be rented by an individual or individuals whose household earnings during the term of the lease are eighty percent (80%) or less of the median income for household size for the Nashville, Tennessee area as defined by the HUD, as adjusted annually by HUD. The Property is subject to the Affordable Restrictions as provided in the Master Deed of record in Instrument No. 20061004-0122833 and Addendum of record in Instrument No. 20061004-0122834, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantor; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is IMPROVED property known as **415 Church Street, Unit #2005, Nashville, TN 37219.**

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.

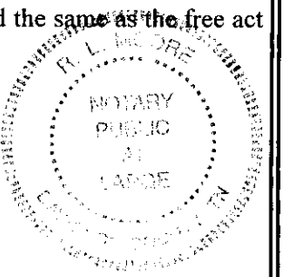
Witness my hand this the 18th day of December, 2006.

Sue T. Hasse by Susan Carolyn Brooks attorney-in-fact
Sue T. Hasse, By Susan Carolyn Brooks, Atty-In-Fact

Fred Hasse by Susan Carolyn Brooks attorney-in-fact
Fred Hasse, By Susan Carolyn Brooks, Atty-In-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 18th day of December, 2006, before me personally appeared **Susan Carolyn Brooks**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on behalf of **Sue T. Hasse**, acknowledging that such person executed the same as the free act and deed of **Sue T. Hasse.**

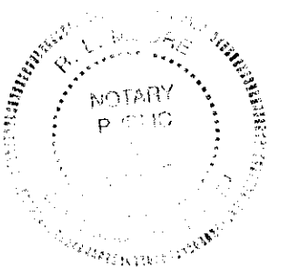


NOTARY PUBLIC

My commission expires: May 24 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 18th day of December, 2006, before me personally appeared **Susan Carolyn Brooks**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on behalf of **Fred Hasse**, acknowledging that such person executed the same as the free act and deed of **Fred Hasse.**



NOTARY PUBLIC

My commission expires: May 24, 2008