NEW OWNER / ADDRESS

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Steven E. Wachtler and Amanda M. Wachtler	Davidson County DEEDWARR Recvd: 02/20/07 15:26 2 pgs Fees:13.00 Taxes:318.20	**Map: 104-2-A**
2709 Valley Brook Place		
Nashville, TN 37215	20070220-0021029	**Parcel: 3.00CO**
This instrument prepared by: **Joseph V. Ferrelli, Attorney, at 102 Woodmont Boulevard, Suite 205, Nashville, Tennessee 37205**		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **I, Elizabeth Power, unmarried,** (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, **Steven E. Wachtler and Amanda M. Wachtler, married,** (The "Grantee(s)"), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being Unit No. 3, ACKLEN PARK CONDOMINIUM, as shown on plat of record in Plat Book 5200, Page 503, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

BEING the same property conveyed to Elizabeth Power, a single woman, by Warranty Deed from James T. McLean, a single man, recorded on the 15th day of March, 2004 in Instrument No. 20040315-0029510, in the Register's Office of Davidson County, Tennessee

This conveyance is subject to:

1. **Taxes for the year 2007 and subsequent years, which are not yet due and payable.**
2. **Restrictions, dedications, conditions, reservations, easements and other matters shown on the Plat of UNIT NO. 3, ACKLEN PARK CONDOMINIUM as recorded in Plat Book 5200, Page 503.**
3. **Terms and conditions of by-laws in Book 6045, Page 202 and Book 7011, page 177.**
4. **Charter for Homeowners Association recorded in Book 6053, Page 804.**
5. **Conditions, Covenants, reservations, requirements, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing UNIT NO. 3, ACKLEN PARK CONDOMINIUM of record in Book 6045, Page 173, as amended by instrument of record in Book 11237, Page 290. Also subject to easements, rights and interests 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 building thereon.**

This is improved property known as 201 Acklen Park Drive, Unit 3, Nashville, Tennessee 37203.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $86,000.00.

Affiant

Subscribed and sworn to before me this 16TH day of FEBRUARY, 2007

Notary Public

JOSEPH V. FERRELLI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE EXPIRES 07/19/08

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee(s), their heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee(s), their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 16TH day of FEBRUARY, 2007.

ELIZABETH POWER

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

On this 16TH day of FEBRUARY, 2007, before me personally appeared Elizabeth Power, to me known to be the person who executed the foregoing instrument and acknowledged that she executed the same representing his free act and deed.

JOSEPH V. FERRELLI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE EXPIRES 07/19/08

WITNESS my hand and official seal at Nashville, Tennessee, this 16TH day of FEBRUARY, 2007.

Notary Public

My Commission Expires: _____