Davidson County DEEDWARR
Recvd: 03/06/07 14:29 2 pgs
Fees:13.00 Taxes:640.10

20070306-0027786

State of Tennessee
County of
The actual consideration or value whichever is greater is $173,000.00

Subscribed and sworn before me this the 2nd day of March, 2007.

JUDITH C. JACOBS NOTARY PUBLIC STATE OF TENNESSEE (Affix Seal) DAVIDSON CO., TN

Affiant

Notary Public

3/15/08

WARRANTY DEED

700093

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Karen M. Pageo
963 Todd Preis Drive
Nashville,TN 37221

Send tax bills to:
NEW OWNER

Map 142-5-D, Parcel 74CD

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Joseph E. White and Dorothy Mitchell

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Karen M. Pageo , An Unmarried Woman

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being part of the Plan of River Plantation, Section Four, Condominium Apartments, as of record in Book 4860, pages 17, 18 and 19 and known as Unit No. H-404 on said Plan together with the carport designated No. H-404-C as shown in and described by the Master Deed establishing Horizontal property Regime with respect to River Plantation, Section Four, Condominium.

Being the same property conveyed to Florence H. White by deed dated August 14, 1980, and of record in Book 5637, page 932, in the Register's Office of Davidson County, Tennessee. Also being the same property in which title was vested in Joseph E. White and Dorothy Mitchell by the Last Will and Testament of Florence H. White, deceased, of record as Instrument No. 20070108-0003439, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to terms, provisions, covenants, conditions, easement and rights established by and contained in the Master Deed of record in River Plantations, Section Four, Condominium, a Horizontal Property Regime, as of record in Book 4892, page 440, including the plat recorded in Book 4860, pages 17, 18 and 19 and the By-Laws of River Plantation recorded in Book 4892, page 456, et seq. Any liens or other obligation to pay assessments for prorated expenses of administration and of maintenance and repair of the common elements, general and limited of the building and any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insurance indemnity is insufficient to cover the cost of such reconstruction as set out in Master Deed in Book 4892, page 440 and amended in Book 4956, page 756, in the Register's Office of Davidson County, Tennessee.

Subject to taxes for the year 2007, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED/~~UNIMPROVED~~ PROPERTY KNOWN AS: 963 Todd Preis Drive, Nashville, TN, 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unemcumbered, 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 successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 2nd day of March, 2007.

Joseph E. White

Dorothy Mitchell

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, the within named Joseph E. White and, Dorothy Mitchell, the bargainor(s), 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 2nd day of March, 2007..

My commission expires:_____

Notary Public

John A. Bell, Jr.
NOTARY PUBLIC
DAVIDSON COUNTY
STATE OF TENNESSEE
My Commission Expires
July 24, 2010