STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $382,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this March 30, 2007.

Notary Public

My Commission Expires: January 26, 2008

PAMELA R. PHILLIPS Notary Public At Large DAVIDSON COUNTY, TENN.

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

Davidson County DEEDWARR
Recvd: 03/30/07 16:34 2 pgs
Fees:13.00 Taxes:303.40
20070330-0038529

ADDRESS NEW OWNER(S) AS FOLLOWS:
Katherine E. Cowley
2929 Selena Drive A-18
Nashville, Tennessee 37209

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:

119140A01800CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, David P. Cain and wife, Sue B. Cain hereinafter referred to as Grantors, hereby transfers and conveys to Katherine E. Cowley, unmarried hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Being Unit No. 18 on the site plan of Kingswood Condominiums, of record in Plat Book 5200, page 520, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in Exhibit "C" of the master Deed as amended, establishing Kingswood Condominiums, of record in Master Deed 6058, Page 320, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to David P. Cain and wife, Sue B. Cain, by warranty deed from Cynthia Mowers of record in Instrument No. 20050425-0045721, Register's Office for Davidson County, Tennessee, dated April 21, 2005.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to all matters as set forth per Plat Book 5200, Page 520, Register's Office of said County.

Master Deed of record in Book 6058, Page 320, Register's Office for said County.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

County and/or City taxes for the year 2007, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 2929 Selena Drive A-18, Nashville, TN 37209.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 March 30, 2007.

David P. Cain

Sue B. Cain by David P. Cain Sr. Atty-in-Fact pursuant to Power of Attorney of record in Inst. No. 20070330-0038528, RODCT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, David P. Cain, with whom I am personally acquainted, and who acknowledged the execution of the within instrument for the purpose therein contained on this March 30, 2007.

Witness my hand and official seal this March 30, 2007.

Notary Public

My Commission Expires: 11/8/08

K. THOMAS SIDWELL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN. My Commission Expires NOV. 8, 2008

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, David P. Cain, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Attorney-in-Fact** of Sue B. Cain and is authorized by her to execute this instrument on this March 30, 2007.

My Commission Expires: 11/8/08

, Notary Public.

K. THOMAS SIDWELL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN. My Commission Expires NOV. 8, 2008

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