26b

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.]
Susanna Rose Custer	New Owner	Map/Parcel
2116 Hobbs Road, N-20		13102A12000CO
Nashville, TN 37215		07-03-12916 26b

This instrument prepared by : Robert J. Notestine, III, Attorney, 4515 Harding Rd, Suite 315, 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. **Richard M. Sommers, a single person,** (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto **Susanna Rose Custer, a single person,** (The "Grantee"), his successors 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. N-20, of Hobbs House Condominium Apartments, of record in Book 4595, page 74, as amended in Book 5200, Page 54, said Register's Office, and by Master Deed of record in Book 5289, page 515, said Register's Office, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Richard M. Sommers, an unmarried person, by Warranty Deed from Andrews Properties, Inc., a Tennessee Corporation, recorded on the 7th day of July, 1978, in Book 5308, page 545, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to the following:

1. All matters shown on Plat in Plat Book 4595, page 74, amended in Plat Book 5200, page 54, Register's Office for Davidson County, Tennessee.
2. By-Laws on The Hobbs House recorded in Book 5289, page 558, amended in Book 6822, page 893 and Book 7824, page 974, Register's Office for Davidson County, Tennessee.
3. Master Deed of The Hobbs House Condominium Apartments of record in Book 5289,page 515, as amended by instrument(s) of record in Book 5292, page 958, Book 5293, page 612 and Book 7802, page 299, Register's Office for Davidson County, Tennessee.
4. Charter of The Hobbs Homeowners' Association recorded in Book 5296, page 689, Register's Office for Davidson County, Tennessee.
5. 2007 county property taxes not yet due and payable, which have been prorated, the payment of which is assumed by Grantee.

This is improved property commonly known as 2116 Hobbs Road, N-20, Nashville, TN 37215

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Davidson County DEEDWARR
Recvd: 04/02/07 11:12 2 pgs
Fees:13.00 Taxes:188.64
20070402-0038854

[STATE OF TENNESSEE]

[COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $50,985.00

Susanna Rose Custer

Affiant

Subscribed and sworn to before me

this 29th day of March, 2007.

My Commission Expires: ~~MY COMMISSION EXPIRES:~~ **September 19, 2009**

Notary Public

ROBERT JOHN NOTESTINE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

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, her 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, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 29 day of March, 2007.

Richard M Sommers

Richard M. Sommers

State of Wisconsin
County of Milwaukee

Personally appeared before me, a Notary Public for the State and County aforesaid, **Richard M. Sommers**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the within named bargainor, and executed the foregoing Instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of March, 2007.

Notary Public

NOTARY PUBLIC
CHAD DORGER
STATE OF WISCONSIN

My commission expires: 3/29/09