THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 301** **Nashville, Tennessee 37212** **CRT File No. 07030005**	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration or value, whichever is greater, for this transfer is: $290,000.00. Affiant Subscribed and sworn to before me, this 30th day of March, 2007. Notary Public My Commission Expires: 11/22/10

WILLIAM T. CHAPMAN IV STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
3015 Woodlawn Drive Nashville, TN 37215	New Owner	Tax Parcel ID No. 117-2D-3.00C0

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **JOHN W. MINOR, an unmarried man** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Oliver Banks and Emily Banks, husband and wife**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as:

A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 3 ON THE PLAN OF THE CLAIRMONT CONDOMINIUMS OF RECORD IN BOOK 6200, PAGE 551, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, WHICH PLAN AND RECORD THEREOF ARE INCORPORATED HEREIN AND MADE A PART OF HEREOF BY REFERENCE.

BEING THE SAME PROPERTY CONVEYED TO JOHN W. MINOR, UNMARRIED WHO IS ALSO KNOWN AS JOHN WILLIAM MINOR, IV BY WARRANTY DEED FROM DEBRA L. BINKLEY, UNMARRIED, RECORDED ON THE 22ND DAY OF DECEMBER, 2003 IN INSTRUMENT NO. 20031222-0181746, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

This is improved property located at 3015 Woodlawn Drive, Nashville, TN 37215.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 30th day of March, 2007.

John W. Minor

Davidson County DEEDWARR
Recvd: 04/03/07 08:11 2 pgs
Fees:13.00 Taxes:1073.00
20070403-0039438

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, John W. Minor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of March, 2007.

Notary Public

My Commission Expires: 11/22/10

