Davidson County DEEDWARR
Recvd: 04/16/07 12:03 2 pgs
Fees:13.00 Taxes:397.75
20070416-0045231

THIS INSTRUMENT PREPARED BY:
Wesley D. Turner
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
315 Deaderick Street, Suite 1100
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $107,500.00.

Affiant

Subscribed and sworn to before me, this 12 day of April, 2007.

Notary Public

My Commission Expires:

WESLEY D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010

Address New Owner As Follows:
Michael Chelius
P. O. Box 331075
Nashville, TN 37203

Send Tax Bills To:
Peoples Home Equity, Inc.
4300 Sidco Drive, Suite 200
Nashville, TN 37204

Map-Parcel Number:
142-06-0D 046.00CO
9D 75237

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **TRG COMPANY,** a partnership, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **MICHAEL CHELIUS**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being a part of the Plan of Doral Country Villa Condominiums, Section VII, of record in Book 5200, page 223, Register's Office for Davidson County, Tennessee, the part hereby described being:

Unit No. 76A on said Plan and described by the Master Deed establishing a Horizontal property Regime with respect to Doral Country Villa Condominiums, Section VII, as of record in Book 5532, page 727, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to TRG Company, a partnership by deed dated April 24, 1981, from Eddie Redmon, Trustee, with full power, of record in Book 5743, page 571, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2007 taxes, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Master Deed creating a Horizontal Property Regime of record in Book 5532, page 727, as amended at Book 5623, page 252, Register's Office for Davidson County, Tennessee.

3. Matters shown on the Plan of record in Book 5200, page 223, Register's Office for said County.

4. Rights of others in and to the common elements.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This is improved property known as 500 Doral Country Drive, Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and it covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 12 day of April, 2007.

TRG COMPANY, a partnership

By: Garry Zeitlin Managing Partner
Garry Zeitlin, Managing Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **GARRY ZEITLIN**, 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 **Managing Partner**, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 12 day of April, 2007.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 22, 2010