RETURN TO: FOUNDERS TITLE AND ESCROW, LLC, 1912 21ST AVE SOUTH, NASHVILLE, TN 37212 **BOX 19-A**

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $239,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 27TH DAY OF APRIL, 2007.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

DAVIDSON COUNTY NOTARY PUBLIC CHRIS CANTRELL

THIS INSTRUMENT WAS PREPARED BY
Founders Title and Escrow, LLC, 1912 21st Avenue South, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerhard R. Reich, Successor Trustee of the H & L Reich Living Trust	SAME	
(NAME) 3000 Hillsboro Rd. #53	(NAME)	Map 117-3-A
(ADDRESS) Nashville, TN 37215	(ADDRESS)	Parcel 53
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **JERRI P. BROWN and husband JAMES ALLEN BROWN**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **GERHARD R. REICH, SUCCESSOR TRUSTEE OF THE H & L REICH LIVING TRUST**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

A certain Condominium apartment in Davidson County, Tennessee, being Unit No. 53 on the Plan of Versailes Apartments, Condominium Apartments of record in Book 5050, Page 80, and amended from time to time, Register's Office for said County, which plan and record thereof are incorporated herein and made a part thereof by reference and undivided interest in any common area.

Being the same property conveyed to Jerri Puckett, single by Warranty Deed from Thomas F. Dunn and wife, Tara F. Dunn, dated June 30th, 1998, and of record July 9, 1998 in Book 11013, Page 769, said Register's Office of Davidson County, Tennessee. Jerri Puckett has since married and is know known as Jerri P. Brown.

This conveyance is subject to (a) 2006 property taxes which have been prorated and assumed by the Grantee; (b) all restrictions of record; (c) all easements of record; (d) all visible easements; (e) all matters appearing on the plan(s) of record; and (f) all matters referenced in the master deed and by-laws; and (g) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 3000 Hillsboro Road, #53, Nashville, TN 37215

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 we do covenant with the said Grantees that we are 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 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 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.

Davidson County DEEDWARR
Recvd: 04/30/07 12:58 2 pgs
Fees:13.00 Taxes:884.30

20070430-0051151

Witness our hands this 27th day of April, 2007.

Jerri P. Brown

James Allen Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerri P. Brown and husband James Allen Brown, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee on this 27th day of April, 2007.

Commission expires: 6/26/07

Notary Public

DEKALB COUNTY, TN
NOTARY PUBLIC
AT LARGE
CHRIS CANTRELL