Davidson County DEEDWARR
Recvd: 05/23/07 15:45 2 pgs
Fees:13.00 Taxes:999.00

20070523-0061656

WARRANTY DEED

BOX 50-B
~~PREPARED BY:~~ RETURN TO:
BANKERS TITLE & ESC[illegible]
3310 W[illegible]T
NASHVILLE, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $270,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 17TH DAY OF MAY, 2007.

NOTARY PUBLIC

MY COMMISSION EXPIRES

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY COMMISSION EXPIRES MAY 14, 2008

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 07-02161 HALTOM NMA

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Mary Beth Haltom	~~Same~~ SUN TRUST	117-11-0D-006.00 CO
2012 Graybar Lane	P.O. Box 79041	
Nashville, TN 37215	BALTIMORE, MD 79041	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

MARY M. COLLIER, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

MARY BETH HALTOM, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 2012 Graybar Lane, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, withthe appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and the Grantor does covenant with the saidGrantee 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, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 on the 17th day of May, 2007.

Mary M. Collier

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, MARY M. COLLIER, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Franklin~~, Tennessee, this 17th day of May, 2007.

Notary Public

My Commission Expires:

JIM R. VANDERPOOL STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY COMMISSION EXPIRES MAY 14, 2008

EXHIBIT A - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 2012, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF TURNBERRY SQUARE, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED, OF RECORD IN BOOK 6686, PAGE 166, AMENDED IN BOOK 6814, PAGE 165, SUPPLEMENTED IN BOOK 8747, PAGE 521, AMENDED IN BOOK 8747, PAGE 536 AND BOOK 9315, PAGE 795, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, SAID UNIT BEING DEPICTED ON THE CONDOMINIUM SITE PLAN ATTACHED AS EXHIBIT "E" TO THE AFOREMENTIONED MASTER DEED.

BEING THE SAME PROPERTY CONVEYED TO MARY M. COLLIER, A SINGLE PERSON BY WARRANTY DEED FROM SHN PARTNERSHIP, A TENNESSEE PARTNERSHIP COMPOSED OF GEORGE N. SPIVA, VIANDA H. HILL AND NORTH AMERICAN PROPERTIES, INC., A TENNESSEE CORPORATION, RECORDED ON THE 2ND DAY OF JUNE, 1994 IN DEED BOOK 9364, PAGE 683, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS conveyance is subject to any and all zoning regulation, building restriction, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.