Davidson County DEEDWARR
Recvd: 06/15/07 08:36 2 pgs
Fees:13.00 Taxes:355.20
20070615-0071628

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATON OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$96,000.00**

NOTARY PUBLIC
AFFIANT

SUBSCRIBED AND SWORN BEFORE ME, THIS THE 1ST DAY OF JUNE, **2007.**

NOTARY PUBLIC

MY COMMISION EXPIRES 3/21/11
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATEWIDE TITLE AND ESCROW LLC 109 CUDE LANE, MADISON, TN 37115

Address New Owner(s) As Follows:	*Send Tax Bills To:*	Map and Parcel Number:
AUDREY PRICE	**SAME**	**142.06-0A-120.00CO**
810 BELLVUE RD., UNIT 120		
NASHVILLE, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF **$96,000.00**, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

CHARLES JONES

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

AUDREY PRICE

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

Building No. 6, Unit No. 120, and Garage No(s). 3, on the Plan of "Peppertree", Creekside Meadows Condominiums of record in Book 4675, Page 128 through 130, Register's Office for Davidson County, Tennessee ("RODC") together with all fixtures, appliances, wallcoverings, carpets or other improvements therein and the undivided interest in the common elements appurtenant thereto, all being more particularly described in the Master Deed and By-Laws of record in Book 4834, pages 257 through 312, as amended in Book 4984, Page 174, Book 5045, Page 800, Book 5086, Page 80, and Book 5259, Page 5, RODC, and the Charter of Creekside Meadows Association, Inc., of record in Book 4836, Page 610, RODC.

Being the same property conveyed to Charles Jones by Warranty Deed from Christine Gragson dated 12-22-04 and filed for record 01-12-05, in Instrument No. 20050112.0004587, said Register's Office for Davidson County, Tennessee.

Subject to Charter of Creekside Meadows Association Inc., in Deed Book 4836, Page 610, said Register's Office for Wilson County, Tennessee.

Subject to easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record. Subject to all taxes for the year 2007 and all subsequent years, a lien but not yet due and payable.

This ( )Unimproved
(X) Improved property is known as: **810 BELLVUE ROAD, UNIT 120 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 GRANTEES, their heirs and assigns forever; and we do not 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 ever 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.

Witness my hand this **1ST** day of **JUNE, 2007**

CHARLES JONES

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **CHARLES JONES**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **1ST** day of **JUNE, 2007**.

LISA M. WADE NOTARY PUBLIC (SEAL) AT LARGE SUMNER COUNTY

NOTARY PUBLIC

My Commission expires: 3/21/11