Davidson County DEEDWARR
Recvd: 07/02/07 14:12 2 pgs
Fees:13.00 Taxes:684.13
20070702-0078851

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $184,900.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 29th day of June, 2007.

Notary Public

My Commission Expires: 6-12-2010

SAMUEL BENJAMIN DREILING
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.
My Commission Expires JUNE 12, 2010

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

Sidwell & Barrett, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:
David Brandon Calhoun, a single man

3120 Long Blvd, #106
Nashville, Tennessee 37203

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:

104021D10600CO

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Urban Concepts, LLC, a Tennessee limited liability company hereinafter referred to as Grantors, hereby transfers and conveys to David Brandon Calhoun, a single man, hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

BEING Unit No. 106, Villages at Long Boulevard I, as shown on Exhibit B-1 under Master Deed of record in Instrument No. 200606270076772, as amended in Instrument No. 20061102-0136062 and Instrument No. 20070621-0074138,Register's Office of Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said unit.

Being part of the same property conveyed to Urban Concepts, LLC, a Tennessee limited liability company by Warranty Deed from Mary Frances Ray of record in Instrument No. 20060505-0052693, Register's Office for Davidson County, Tennessee and by Quitclaim Deed from Mary Frances Ray of record in Instrument No. 20070627-0076794, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to all matters as set forth per Instrument No. 200606270076772, Register's Office of said County.

Charter of record in Instrument No. 200605050052692, Register's Office for said County.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

County and/or City taxes for the year 2007, a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTORS paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 3120 Long Blvd, #106, Nashville, TN 37203.

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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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.

Witness my hand this 29th day of June, 2007.

Urban Concepts, LLC, a Tennessee limited liability company

BY: William A. Watson, Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, William A. Watson, with whom I am personally acquainted, and who upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Manager of Urban Concepts, LLC, a limited liability company and that he is authorized by Urban Concepts, LLC, to execute this instrument on its behalf.

Witness my hand and official seal this 29th day of June, 2007.

Tonja Barron
Notary Public

My Commission Expires: 1-20-09

TONJA BARRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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