Davidson County DEEDWARR
Recvd: 07/24/07 10:08 2 pgs
Fees:13.00 Taxes:777.00

20070724-0087668

WARRANTY DEED

G-VRE-07-205

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $210,000.00

Affiant

Subscribed and sworn to before me, this 16th DAY OF July, 2007.

Notary Public

MY COMMISSION EXPIRES: 03/12/11
(AFFIX SEAL)

KANDACE N. TOMES NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marion Singleton	The Prime Financial Group, Inc	
610 Sugarbush Circle (ADDRESS)	30800 Telegraph Rd. 1801 (NAME)	
Savannah, GA 31460 (CITY) (STATE) (ZIP)	Bingham Farms, Michigan 48025 (ADDRESS) (CITY) (STATE) (ZIP)	117-3-D-205 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CHAD FREEDMAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MARION SINGLETON AND AUDREY SINGLETON, HUSBAND AND WIFE AND LORI SINGLETON, A SINGLE WOMAN, ALL AS JOINT TENANTS, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 205, HILLSBORO STATION Condominiums, as of record in Plat Book 6250, Pages 751, 752 and 753 and as established under Master Deed of record in Book 6740, Page 37, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Chad Freedman by Warranty Deed from George S. Buchanan and wife, Lori D. Buchanan f/k/a Lori D. Overstreet, recorded on the 2nd day of July, 2003 in Instrument No. 20030702-0091932, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 6250, page 751, 752, 753; Book 6740, page 37; Book 6747, page 6; Book 3965, page 909; Book 4158, page 34; Book 4633, page 468; Book 1877, page 581; Book 3531, page 572, 576, 592; Book 8140, page 689; Book 6629, page 452, Register's Office.

unimproved ( )
This is improved (X) property, known as 205 Hillsboro Place, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 16th day of July, 2007.

Chad Freedman

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 16th day of July, 2007.

Notary Public

My Commission Expires: 3-8-10

(SEAL)

PATRICK MOORE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires MAR. 8, 2010

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903