This Instrument Was Prepared By:

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315 Deaderick Street
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Davidson County DEEDWARR
Recvd: 08/07/07 14:25 2 pgs
Fees:13.00 Taxes:307.10
20070807-0094364

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $83,000.00.

Affiant

Subscribed and sworn to before me,
this 3rd day of August, 2007.

Notary Public

My Commission Expires: 3.20.2010

PHILIP DAVIS ALEXANDER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires March 20, 2010

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Number
Kassatihun Gebre-Amlak 5510 Country Drive, Unit 23 Nashville, Tennessee 37211	Same	162-9-A-23.00

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Janice H. Goff, Trustee of William Stephens Joyner Trust and Hayden Linlay Joyner Trust, established December 22, 2000**, hereinafter called the Grantor, has bargained and sold, and by these presents do transfer and convey unto **Kassatihun Gebre-Amlak**, an individual, hereinafter called the Grantee, her heirs and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Townhouse No. 23 in a Horizontal Property Regime, as shown on the plan of Hickory Valley Condominiums, Phase 2, as of record in Book 4460, Page 133, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Janice H. Goff, Trustee of William Stephens Joyner Trust and Hayden Linlay Joyner Trust, established December 22, 2000, by the following Quitclaim Deeds from Leon S. Joyner and wife, Suellen M. Joyner, filed of record in Instrument No.20010102-0000243; Instrument No.20010111-0003635; Instrument No.20020531-0066229; and by Quitclaim Deed from Leon S. Joyner, of record in Instrument No.20030319-0036666, Register's Office for Davidson County, Tennessee.

This is improved property known as: 5510 Country Drive, Unit #23, Nashville, TN 37211.

This property is made subject to the following:

1. 2007 County Taxes a lien, not yet due and payable.

2. Subject to Master Deed of record in Book 4659, Page 32; and as clarified in Book 4937, Page 429 and referenced of record in site plan of Hickory Valley Condominiums of record in Book 4460, Page 133 and in Book 4300, Page 197, Register's Office for Davidson County, Tennessee.

3. Subject to By-Laws of record in Book 4659, Page 39, Register's Office for Davidson County, Tennessee.

4. Subject to Charter for the Homeowner's Association of record in Book 7980, Page 470, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tracts of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee that Grantor, acting as Trustee, is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to said land to said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 3rd day of August, 2007.

Janice H. Goff, Trustee

By: _____, Attorney-in-Fact

Janice H. Goff, Trustee by Leon S. Joyner,

Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

On this 3rd day of August, 2007, before me personally appeared, Leon S. Joyner, to me known to be the person described in and who executed the foregoing instrument on behalf of Janice H. Goff, Trustee, as per the Power of Attorney signed by Janice H. Goff, Trustee of record in Instrument No. 20070807009436 3, Register's Office for Davidson County, Tennessee, and who acknowledged the execution of the same by his free act and deed on behalf of said Janice H. Goff, Trustee.

WITNESS my hand and official seal.

_____
NOTARY PUBLIC

My Commission Expires: 3.20.2010

PHILIP DAVIS ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 20, 2010