Davidson County DEEDWARR
Recvd: 09/12/07 09:18 2 pgs
Fees:13.00 Taxes:592.00

20070912-0109221

BONNIE J. CURRY
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

WARRANTY DEED

This Instrument Prepared by ~~& return to:~~
Cumberland Law Group, LLPC
1222 16th Ave S ste 10
Nashville Tn 37212

Return to:
Re[illegible] & ESCROW CO. INC
5111 [illegible] Way, Suite 101
[illegible]wood, TN 37027

State of Tennessee
County of Davidson
Actual consideration or value for this transfer is $160,000.00

Affiant

Subscribed and sworn to before me
This 31 day of August, 2007

Notary exp: 11-22-2010

Address of new owners: Send tax bills to: Map & Parcel:

510 Madison Street, Unit 106 New Owner 082-13-0-D-106.00CO
Nashville, TN 37208

For and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, I **Germantown Madison Square, LLC, A Tennessee Limited Liability Company** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Thomas Frank Bloom and wife, Helen B. Norton,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Unit No. 106, on the Horizontal Property Regime for Germantown Madison Square Condominiums as recorded in the Master Deed of record as Instrument No. 20061019-0129740, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with a undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being part of the same property conveyed to GERMANTOWN MADISON SQUARE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY by deed from CORE DEVELOPMENT SERVICES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY of record as Instrument No. 20060929-0121024, dated September 29, 2006, Register's Office for Davidson County, Tennessee.

The 2007 County property taxes have been prorated between the two parties.

Subject to Master Deed of Record in Instrument No. 20061019-0129740, in the Register's Office for Davidson County, Tennessee.

Subject to any and all zoning regulations, building restrictions and setback lines if any easements and rights of way for public utilities.

x The property is improved with an address of: **510 Madison Street, Unit 106 Nashville, TN 37208**
OR The property is unimproved.

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 covenant with the said GRANTEE that they is 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 themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used herein, the singular number shall include the plural, the plural the singular, use of any pronoun shall included natural persons and legal entities, and use of any gender shall be applicable to both genders.

Witness my hand this 31 day of August, 2007.

Germantown Madison Square, LLC

By: Aaron White, Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for the said County and State, Aaron White, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged himself ~~herself~~ to be the Chief Manager of Germantown Madison Square, LLC the within named bargainer, a Limited Liability Company, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company acknowledged himself as such Chief Manager.

Witness my hand and official seal this the 31st day of August, 2007.

My Commission Expires: 11/22/10

Notary Public

REBECCA D. PRICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires November 22, 2010