This document prepared by (and after recording return to):		
Name:	**Consumer Trust Title & Escrow, LLC**	
Address:	**219 Ward Circle, Ste 5**	
City, State, Zip:	**Brentwood, TN 37027**	

Davidson County DEEDWARR
Recvd: 10/08/07 12:27 3 pgs
Fees:18.00 Taxes:1202.50

20071008-0119717

--------Above This Line Reserved For Official Use Only----------

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **A.J. HOLLINSWORTH, JR. AND WIFE, JANE C. HOLLINSWORTH**, hereinafter "collectively" referred to as "Grantor", has this day bargained and sold, and by these present does hereby transfer and convey unto **SHERRIE JENKINS-FRAZZINI, MARRIED** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of DAVIDSON, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Unit No. 4105 as shown on the Plan of Ashley Park, as established by a Master Deed of record in Book 7128, Page 29, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit E of said Master Deed. Reference is hereby made to the Plat of Ashley Park Condominium set forth in Exhibit B of said Master Deed for a more complete description of said Unit.

This being the same property conveyed to A.J. Hollingsworth, Jr. and wife, Jane C. Hollingsworth by Warranty Deed of Jack A. Beadles and wife, Eunice J. Beadles dated June 27, 1996 and recorded July 2, 1996 in Book 10108, Page 172, Register's Office for Davidson County, Tennessee.

Map Parcel Number: 116-3-G-13CO

This property is known as: 4105 ASHLEY PARK DRIVE, NASHVILLE, TN 37205

Subject to Master Deed and By-laws of record in Book 7128, Page 29 and Instrument No. 20070802-0091819; Charter of HOA of record in Book 7139, Page 829; Davidson County, TN, Register of Deeds.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

WITNESS Grantor(s) hand(s) this the 27 day of September 2007.

A.J. Hollinsworth, Jr.
Grantor

Jane C. Hollinsworth
Grantor

STATE OF Tennessee

COUNTY OF Williamson

On this 27 day of September, 2007 before me personally appeared A.J. Hollinsworth, Jr. and Jane C. Hollinsworth to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Notary Public

Printed Name: W. Davis

Commission Expires: _____

W. WILLIAM DAVIS
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 20, 2009

Grantor(s) Name, Address, phone:
A.J. HOLLINSWORTH, JR.
JANE C. HOLLINSWORTH
1358 JEFFERSON WAY
FOREST, VA. 24551

New Owner
Grantee(s) Name, Address, phone:
SHERRIE JENKINS-FRAZZINI
4105 ASHLEY PARK DRIVE
NASHVILLE, TN 37205

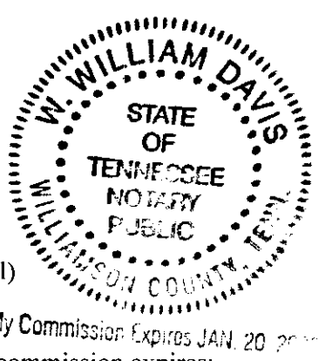
SEND TAX STATEMENTS TO :
New Owner

State of TENNESSEE
County of Williamson

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **$ 325,000.00** which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 27th day of September, 2007.



(Seal)

My Commission Expires JAN. 20 20[illegible]

My commission expires:

1/20/09

Affiant

Joey Sanders
Type or Print Name

Notary Public

W. Davis
Type or Print Name

Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212