Davidson County DEEDWARR
Recvd: 11/07/07 15:48 3 pgs
Fees:18.00 Taxes:851.00
20071107-0131616

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
401 Church Street, Suite 2220
Nashville Tennessee 37219

ADDRESS NEW OWNER:

Cheyene Adams
309 Church Street, Unit 606
Nashville, TN 37201

SEND TAX BILL:

Mortgagee

MORTGAGEE:
SunTrust Mortgage, Inc.
P.O. Box 26149
Richmond, VA 23260

MAP AND PARCEL:
Map 93-6-1D
Parcel 606CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Michael C. Chelius, unmarried**, ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Cheyene Adams, unmarried**, ("Grantee"), her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 606, and one parking space, the Exchange Lofts of The Banner Block Condominiums, as established under Master Deed and By-Laws of record as Instrument No. 20050527-0060419, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.

The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 66-027-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed set out as Instrument No. 20050527-0060419, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael C. Chelius, by deed from The Exchange Lofts, LLC, of record as Instrument No. 20050714-0081938, dated July 8, 2005, and further corrected as Instrument No. 20051019-0126059, said Register's Office.

This conveyance is made subject to such limitations and restrictions and easements as may affect the premises.

This is improved property known as 309 Church Street, Unit 606, Nashville, TN 37201.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, her heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that he is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind himself, his heirs, assigns and representatives, to warrant and forever defend the title to the Property to Grantee, her heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness its hand this 7th day of November, 2007.

Michael C. Chelius

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Michael C. Chelius, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 7th day of November, 2007.

Notary Public

My Commission Expires: 01/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 24, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $230,000.00.

AFFIANT

Subscribed and sworn to before me
this 7th day of November, 2007.

NOTARY PUBLIC

My Commission Expires: 01/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 24, 2009

I, Catherine H. Gwyn, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated to law.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Catherine H. Gwyn who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 09/18/2011

Notary's Seal

