(1)

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 200
Franklin TN 37064

WARRANTY DEED

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

Davidson County DEEDWARR
Recvd: 11/28/07 10:44 2 pgs
Fees:13.00 Taxes:1572.50
20071128-0138029

State of Tennessee
County of Davidson
Actual consideration or value for
this transfer is $425,000.00
Affiant
Subscribed and sworn to before me
This 16 day of Nov, 2007
Notary exp: 4/20/2009

SHIRLEY A. BEESLEY
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY, TENN.

Address of new owners:
Bradley Bills
7900 Boone Trace
Nashville, TN 37221

Send tax bills to:
New owner

Map & Parcel:
117-03-0H-308

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, **Rachel Ann Lilburn**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Bradley Bills**, a single man, 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:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Unit 308, and Garage G43 on the Plan of The Enclave at Hillsboro Village Condominiums as established under the Master Deed of record as Instrument No. 20051005-0119789 as amended as Instrument Nos. 20060210-0016562 and 20060919-0116052, Register's Office for 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 RACHEL ANN LILBURN, AN UNMARRIED WOMAN, by deed from NASHVILLE ENCLAVE, L.P., A TEXAS LIMITED PARTNERSHIP (F/K/A NASHVILLE ENCLAVE APARTMENTS, L.P., A TEXAS LIMITED PARTNERSHIP), of record as Instrument No. 20060619-0072617, dated June 5, 2006, said Register's Office.

Subject to Master Deed of record as Instrument No. 20051005-0119789, as amended as Instrument No. 20060210-0016562 and 20060919-0116052, Register's Office for said County.

Subject to Stormwater Detention Agreement of record as Instrument No. 20060406-00139476, said Register's Office.

The 2007 County and/or City property taxes have been prorated between the two parties.

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: **2600 Hillsboro Pk #308 Nashville Tn 37212**

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 GRANTEES 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 GRANTEES, 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 our hands this 16 day of November, 2007.

Rachel Ann Lilburn

State of Tennessee
County of Davidson

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

Witness my hand and official seal this 16 day of November, 2007

Notary Public

Commission expires: 11/22/10

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