PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Woodmont Centre, Suite 100
104 Woodmont Blvd.
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*

Davidson County DEEDWARR
Recvd: 12/21/07 14:11 3 pgs
Fees:18.00 Taxes:1665.90
20071221-0146653

W & I Ref(__gj___) Title No: 49100
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Kyle Chowning Kristy Chowning 600 Clayborne Court Nashville, Tennessee 37215	Regions Bank d/b/a Regions Mortgage 2050 Parkway Office Circle Birmingham, Alabama 35244

TAX MAP-PARCEL NUMBERS: 131050C6000CO

WARRANTY DEED

(Corporate)

FOR AND IN CONSIDERATION of the sum of **$450,242.68** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Highmark Construction Group, Inc.**, a Tennessee corporation, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kyle Chowning and spouse, Kristy Chowning** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 600 of Hillsborough Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Master Deed of record in Book 6250 page 699 and as further set out in Exhibit "B" to the Master Deed and By-Laws of record in Book 6822, page 721 Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Highmark Construction Group, Inc., by deed from Elaine Topping, unmarried, dated 10/29/03 and recorded on 10/31/03 of record in Doc. No. 20031031-0160229, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2008, and subsequent years; The Plan, with Owner's Certificate, of record in Book 6250, page 699 and as further set out in Exhibit "B" to the Master Deed and By-Laws of record in Book 6822, page 721 , said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.; Subject to the terms and conditions of storm water detention agreement by and between Hillsborough Harding Joint Venture and the Metropolitan Government of Nashville and Davidson County, dated September 25, 1985, of record in Book 6702, page 330, said Register's Office; Subject to the provisions of the condominium Master Deed of record in Book 6822, page 721, Book 6566, page 4, Book 6465, page 872, Book 6609, page 880, Master Deed of record in Book 6682, page 778, Book 6616, page 483, Book 6650, page 10, Book 6822, page 747, Book 6609, page 864, Book 6465, page 867, Book 6609, page 867, Book 6609, page 855, Book 6702, page 330, Book 4161, page 814, Book 6229, page 484, Book 4377, page 710, Book 6303, page 627, said Register's Office, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 600 Clayborne Court, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of December, 2007.

Highmark Construction Group, Inc.

By: _____
W. Mitchell Cone, Secretary

By: _____
D. Keith Kitchell, President

State of TENNESSEE

County of DAVIDSON

Before me, the undersigned, personally appeared W. Mitchell Cone with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as Secretary (or other officer authorized to execute this instrument) of **Highmark Construction Group, Inc.**, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Davidson Tennessee this the 20th day of December, 2007.

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011

_____
Notary Public

TENNESSEE

County of DAVIDSON

Before me, the undersigned, personally appeared D. Keith Kitchell with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as President (or other officer authorized to execute this instrument) of **Highmark Construction Group, Inc.**, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Davidson Tennessee this the 20th day of December, 2007.

_____
Notary Public

My Commission Expires: CHRISTY W. IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires May 2, 2011

State of TENNESSEE

County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $450,242.68

Affiant

Sworn and subscribed before me this the 20th day of December, 2007.

Notary Public

My Commission Expires:

CHRISTY W. IVEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires May 2, 2011