| | |
|---|---|
| **THIS INSTRUMENT PREPARED BY:**<br>**Chapman & Rosenthal Title, Inc.**<br>**3817 Bedford Avenue**<br>**Suite 140**<br>**Nashville, Tennessee 37215**<br><br>**CRT File No. 07120508**<br><br>AMY ADAMS GOWAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV 22, 2010 | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON )<br><br>The actual consideration or value, whichever is greater, for this transfer is: $142,500.00.<br><br>Affiant<br><br>Subscribed and sworn to before me, this 21st day of December, 2007.<br><br>Notary Public<br>My Commission Expires: _____ |

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

# WARRANTY DEED

| | | |
|---|---|---|
| Address New Owner:<br>Jere M. Mitchell<br>500 Madison Street, Unit 105<br>Nashville TN 37208 | Send Tax Bills To:<br>New Owner | Tax Information:<br>Tax Parcel ID No.<br>82-9P/105.00CO |

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Germantown Partners, LLC, a Tennessee limited liability company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Jere M. Mitchell, unmarried** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 105, SUMMER STREET LOFTS Condominiums, as established under Master Deed of record in Instrument 20061215-0154790, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit. Being part of the same property conveyed by Quitclaim Deed from Metropolitan Development and Housing Agency to Germantown Partners, LLC, a Tennessee limited liability company as recorded on the 31st day of January, 2003 in Instrument No. 20030131-0013511 and part of General Warranty Deed from Scott C. Chambers to Metropolitan Development and Housing Agency as recorded on the 31st day of January, 2003 in Instrument No. 20030131-0013510, in the Register's Office of Davidson County, Tennessee.

This is improved property located at 500 Madison Street, Unit 105 Nashville TN 37208.

**TO HAVE AND TO HOLD** said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF**, Grantor has executed this instrument on this 21st day of December, 2007.

Germantown Partners, LLC

By: _____

Davidson County DEEDWARR
Recvd: 12/21/07 16:12 2 pgs
Fees:13.00 Taxes:527.25
20071221-0146796

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Scott Chambers, with whom I am personally acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained and who, upon oath, further acknowledged that he is the Secretary of, Germantown Partners, LLC, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 21st day of December, 2007.

Kate Rosenthal
Notary Public

MY COMMISSION EXPIRES NOV 22 2010

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER