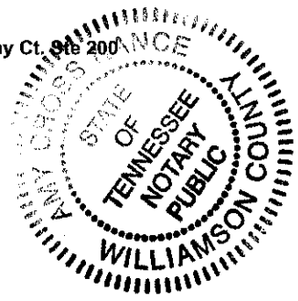
Prepared by:
Amy Cross Nance
Attorney at Law
111 Southeast Parkway Ct, Ste 200
Franklin, TN 37064
615-794-5644



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $275,000.00

Affiant

Subscribed and sworn to before me, this 31st day of December 2007.

Notary Public
My commission expires: 3/29/11

Address of New Owner:	Send Tax Bills to:	Tax Information
Christopher R. Smith 158 Jefferson Square Nashville TN 37215-0000	REGIONS BANK DBA REGIONS MORTGAGE 2050 PARKWAY OFFICE CIRCLE BIRMINGHAM, AL 35244	131-050A-158.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Barbara Smith Doty hereinafter referred to as Grantor(s), has bargained and sold, and does hereby transfer and convey to Christopher R. Smith and wife Shannon L. Smith hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

A certain condominium apartment in Davidson County, State of Tennessee described as follows- to wit:

Unit No. M-158 Jefferson Square Section One, A Condominium, a Horizontal Property Regime located on Hillsboro Road, Nashville, Davidson County, Tennessee as shown on the plat of Jefferson Square, Section One, Condominium Apartments recorded in Book 4675 Page 12 Register's Office for Davidson County, Tennessee and described in a Master Deed, recorded in Book 4731 Page 332 Register's Office for Davidson County, Tennessee to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of Jefferson Square, Section One Condominium Apartments contained in the Master Deed and the By-Laws appended thereto, recorded in Book 4731 page 341 Register's Office of Davidson County, Tennessee are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Doty and Barbara S. Doty by deed of record in Book 9982 Page 623 Register's Office for Davidson County, Tennessee. Octavius Clay Doty died on November 27, 2001arch 13, 1996 leaving a Last Will and Testament duly probated and recorded in Will Book No. 3539 Page 652720 Probate Court Clerk's Office for Davidson County, Tennessee. Octavius Clay Doty devised his interest to Barbara Smith Doty, William Allen Doty and Yvonne Doty Burton, Trustees of the Octavius Clay Doty Family Trust. Co-Executors Barbara Smith Doty and William Allen Doty conveyed by Executor's Special Warranty Deed the property to Barbara Smith Doty, William Allen Doty and Yvonne Doty Burton, Trustees of the Octavius Clay Doty Family Trust of record in Instrument No. 20030318-0035747 Register's Office for Davidson County, Tennessee. Barbara Smith Doty, William Allen Doty and Yvonne Doty Burton, Trustees of the Octavius Clay Doty Family Trust having conveyed their interest to Barbara Smith Doty by quitclaim deed of record in Instrument No. 20080102-0000180 Regiser's Office for Davidson County, Tennessee

Davidson County DEEDWARR
Recvd: 01/02/08 10:28 3 pgs
Fees:18.00 Taxes:1017.50
20080102-0000182

This conveyance is made subject to the following: 1) 2008 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Jefferson Square of record in Book 4675 Page 12, Register's Office for Davidson County, Tennessee 3) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Book 4731 Page 332 Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject 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 building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Jefferson Square Condominiums and recorded in Book 4731Page 3321 Register's Office for said county. 4) Bylaws for Jefferson Square Condominium Association of record in Book 4731 Page 341

This property is improved property known as 158 Jefferson Square, Nashville, Tennessee 37215-0000

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized 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(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS my hand this 31ST day of December, 2007.

Barbara Smith Doty, Individually

Barbara Smith Doty By: Matt Burton Attorney in Fact

Matthew B. Burton Attorney in Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 31ST day of December, 2007, before me personally appeared Matthew B. Burton to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Barbara Smith Doty acknowledged that such person executed the same as the free act and deed of Barbara Smith Doty.

Notary Public

AMY CROSS NANCE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission expires 3/29/11

FILE NO: 05642

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: 9-18-2011

Notary's Seal

