Davidson County DEEDWARR
Recvd: 01/23/08 11:23 3 pgs
Fees:18.00 Taxes:925.00

20080123-0007062

This instrument prepared by:
Thomas F Mink
2908 Poston Ave
Nashville, TN 37203

WARRANTY DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Thomas F. Mink, II & Julie Ann Mink P.O. Box 707 Lawrenceburg, TN 38464	Same	Map 93-2-3A Parcel 5 Book_____ Page_____

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, R.B. PARKER, JR., the "Grantor" herein, has bargained and sold, and by these presents does transfer and convey unto the said THOMAS F. MINK, II and JULIE ANN MINK, as owners in the entirety, the "Grantees" herein, their heirs, successors and assigns, all his right, title, and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Those certain premises comprising a portion of the Project known as 219 Market Street Building, said project having been established as a Horizontal Property Regime by Declaration, dated April 20, 1979, and recorded in the Register's Office for Davidson County, Tennessee, said premises being more particularly described as follows:
>
> Being Unit Space labeled as Four (4) the same being the fourth Story of said Project, as shown on the Plan of record in Book 7292, Page 892, Registers Office for Davidson County, Tennessee, excepting and reserving any portion of the common elements lying within said units and easements through said units appurtenant to the common elements and other units, all as set forth in said Declaration, and the undivided twenty-five percent (25%) interest in each floor appurtenant to said units in all the common elements of said project, as described in said

Declaration, including the building and the land, together with all fixtures, now or hereinafter installed therein or appurtenant thereto, including, but without limiting the scope of the foregoing, all plumbing, heating and air conditioning equipment, appliances, gas and electric fixtures, carpets and linoleums which are or shall be attached permanently to the premises, all of which are and shall be deemed to be fixtures and a part of the realty; all other privileges and appurtenants thereto belonging; and all the rents, issues, and profits which may arise or be had therefrom. All of the foregoing are herein referred to as the Premises.

Being the same property conveyed to R:B. Parker Jr., and Donald Paul, by deed of record in Book 7292, page 892, in the Registers office for Davidson County, Tennessee.

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

And I do covenant with the said Grantees that I am lawfully seized and possessed of an interest in said land; have a good right to convey it, and the same is unencumbered, except as otherwise herein set out.

And Grantor does further covenant and bind himself, his successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors and assigns, against the lawful claims of all persons whomsoever.

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

IN WITNESS WHEREOF, the undersigned has executed this instrument on this the 14 day of January, 2008.

R.B. Parker, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

$250,000 The actual consideration or value, whichever is greater, for this transfer is ~~$10.00~~. This is equal to or greater than the property would bring at a fair and voluntary sale.

R.B. Parker Jr.
AFFIANT

Subscribed and sworn before me this 14 day of January, 2008.

Diane L Birt
NOTARY PUBLIC

DIANE L. BIRT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON

My Commission Expires: 2-25-09

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and State, R.B. Parker, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at this office, this 14 day of January, 2008.

Diane L Birt
NOTARY PUBLIC

DIANE L. BIRT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON

My Commission Expires: 2-25-09