Davidson County DEEDWARR
Recvd: 03/07/08 13:49 2 pgs
Fees:13.00 Taxes:840.83
20080307-0023395

THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***227,250.00

Affiant

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Subscribed and sworn to before me this 6th day of March 2008.

Notary Public

My Commission Expires: 9/22/09

ADDRESS OF NEW OWNER	**SEND TAX BILLS TO**	**MAP & PARCEL NOS.**
Timothy T. Foriest	Timothy T. Foriest	MAP 142-13-0 C
9238 Sawyer Brown Road	9238 Sawyer Brown Road	PARCEL 177.00 CO
Nashville, TN 37221	Nashville, TN 37221	

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty-Seven Thousand Two Hundred Fifty and 00/100 Dollars ($***227,250.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, I, Joe F. Roop, Trustee of the Joe F. Roop and/or Sara J. Roop Revocable Living Trust, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Timothy T. Foriest, unmarried, (hereinafter called the "GRANTEE"), his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Unit No. 9238, together with the carport designated No. 9238-C, in River Plantation, Section XI, Phase V, a Condominium, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, as shown in on the Plat of River Plantation, Section XI, Phase V of record as Instrument No. 20000918-0092190, Register's Office for Davidson County, Tennessee; and as established by a Master Deed of River Plantation, Section Eleven, Phase One, of record in Book 10628, Page 661 and annexation of Section Eleven, Phase 5, of record as Instrument No. 20010131-0009315 in the Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed.

Being the same property conveyed to Joe F. Roop, Trustee of the Joe F. Roop and/or Sara J. Roop Revocable Living Trust from Robert V. Allen and Juanita M. Allen, unmarried, by deed dated December 22, 2005, of record as Instrument No. 20051227-0154202, corrected and re-recorded as Instrument Number 20060224-0021490, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 9238 Sawyer Brown Road, Nashville, Tennessee 37221.

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, his heirs and assigns, forever.

GRANTOR COVENANTS with the said GRANTEE that he, as Trustee, is lawfully seized and possessed of said land in fee simple, and has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee herein.

2. Matters, if any, shown on the Plan of River Plantation, Section Eleven, Phase 5, Condominium Apartments, of record as Instrument No. 20000918-0092190 and all matters of the boundary plat of record as Instrument No. 20000918-0092191, in the Register's Office for Davidson County, Tennessee.

3. The Master Deed of Record in Book 10628, Page 661, as annexed as Instrument No. 20010131-0009315, in the Register's Office for Davidson County, Tennessee.

4. Covenants, conditions, restrictions, reservations and/or easements, if any, contained in former instruments of record pertaining to the subject property.

GRANTOR FURTHER COVENANTS and binds himself, his successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 6th day of March 2008.

Joe F. Roop, Trustee

Joe F. Roop, Trustee

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 Joe F. Roop, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 6th day of March 2008.

Notary Public

My Commission Expires: 9.30.09

MITCHELL A. WATTS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY