THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
213 Ward Circle
Brentwood, TN 37027
Telephone: 615-661-8099
File No. 08-1690

Property Address: 2925A Sharon Hill Circle, Nashville, TN 37215

Davidson County DEEDWARR
Recvd: 05/30/08 15:45 2 pgs
Fees:13.00 Taxes:1582.86
20080530-0055440

---Above This Line Reserved For Official Use Only---

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Christian Properties, Inc**, existing under the laws of State of Tennessee, hereinafter referred to as "Grantor", has this day bargained and sold, and by these presents does hereby transfer and convey unto **Christian A. Parker,** _____ hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson,** State of Tennessee, to-wit:

Land in Davidson County Tennessee being Unit 2925-A on the Plan of 2925 Sharon Hill Circle Condominiums, a Horizontal Property Regime of Record in Master Deed at Instrument # 20080115-0004469, Register's Office for Davidson County, to which plat reference is hereby made for a more complete description Of said property.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING THE SAME premises conveyed to Grantor by virtue of a general warranty deed , dated May 1, 2007, and recorded June 1, 2007, in the Register of Deeds for the City of Nashville, County of Davidson, as Document No. 20070601-0065099.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors, successors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2008 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

And furthermore, the said Grantor does by these presents bind itself and it's successors to warrant and defend the above granted and bargained premises to the said Grantee, his successors and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $427,800.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantor's hand this 28th day of May, 2008.

CSP

CHRISTIAN PROPERTIES, INC

By: Van E. Christian, II, President

By: _____

STATE OF TENNESSEE
CITY OF NASHVILLE, COUNTY OF DAVIDSON

On this the 28th day of May, 2008, before me, Spencer R. Talbot the undersigned officer, personally appeared Van E. Christian, II of Christian Properties, Inc, and being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the Corporation by himself/herself as President.

Notary Public
My Commission expires: 1-23-2011

Grantee's Name, Address, Phone:
Christian A. Parker
2925A Sharon Hill Circle
Nashville, TN 37215

Map and Parcel No: Part of 117-03-0-108.00

Send Tax Bills To:
Christian A. Parker
2925 A Sharon Hill Circle
Nashville, TN 37215

State of:
County of:

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $427,800.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: _____

Subscribed and sworn to before me this 28 day of May 2008.

Notary Public
My Commission expires: 1-23-2011