WARRANTY DEED

G-VRE-08-206

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00

Affiant

Subscribed and sworn to before me this 16th DAY OF June, 2008.

Notary Public

MY COMMISSION EXPIRES: 11/22/08

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TN

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS. (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ngocquynh Nguyen	CityLife Lending Group, LLC	
806 18th Avenue, Unit 206 (ADDRESS)	8480 Stagecoach Circle (ADDRESS)	
Nashville, TN 37203 (CITY) (STATE) (ZIP)	Frederick, MD 21701 (CITY) (STATE) (ZIP)	92-16-H-206 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged. we WILLIAM D. HADLEY AND WIFE, KATHY HADLEY, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto NGOCQUYNH NGUYEN , A SINGLE PERSON AND LINDA NGUYEN, A SINGLE PERSON, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 206, AND ONE PARKING SPACE, UNIVERSITY HOUSE CONDOMINIUM, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN INSTRUMENT NO. 20070418-0046460, AMENDED IN INSTRUMENT NO. 20070521-0060541, 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 THE SAME PROPERTY CONVEYED TO WILLIAM D. HADLEY AND WIFE, KATHY HADLEY BY WARRANTY DEED FROM MIDTOWN PROPERTIES PARTNERSHIP RECORDED JUNE 13, 2007 IN INSTRUMENT NO. 20070613-0070689, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING CHARTER FOR HOA AS SHOWN IN INSTRUMENT NO. 20070425-0049121 AND MASTER DEED AS SHOWN IN INTRUMENT NO. 20070418-0046460 AND 20070521-0060541.

unimproved ( )

This is improved (X) property, known as 806 18th Avenue, Unit 206, Nashville, Tennessee 37203
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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.

Davidson County DEEDWARR
Recvd: 06/20/08 15:08 2 pgs
Fees:13.00 Taxes:517.63

20080620-0063858

Witness my/our hand(s) this 16th day of June, 2008.

William D. Hadley by Laura Mitchell, attorney-in-fact

William D. Hadley

Kathy Hadley by Laura Mitchell, attorney-in-fact

Kathy Hadley

STATE OF Tennessee
COUNTY OF Davidson

On this the 16th day of June, 2008, before me personally appeared Laura Mitchell to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of William D. Hadley and wife, Kathy Hadley and who acknowledged she executed the same as the free act and deed of the said William D. Hadley and wife, Kathy Hadley.

Witness my hand and official seal, this the 16th day of June, 2008.

Notary Public

My Commission Expires: 11/22/08

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903

ADAM LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN