WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/26/08 10:59 2 pg
Fees:13.00 Taxes:553.15

20080626-0065817

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$149,500.00**

Affiant

Subscribed and sworn to before me, this 16th day of May, 2008

Notary Public

MY COMMISSION EXPIRES: 01/24/2009
(AFFIX SEAL)

DANA DELWORTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roland M. Fryou	Elite Home Loans	172-12-O-D
(NAME)	(NAME)	(MAP)
7001 Lenox Village Drive #A-12	109 West Park Dr., #260	012.00CO
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Cody Clayton and spouse, Ashley Clayton, formerly known as Ashley Rife, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Roland M. Fryou, unmarried, and Stephen L. Fryou, unmarried, as joint tenants with right of survivorship, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A certain condominium apartment in Davidson County, TN, described as Unit No. A-12 of The Town Center Homes at Lenox Village, a Condominium, a Horizontal Property Regime, located in Nashville, TN, as shown on the plat of Section One, The Town Center Homes at Lenox Village, Condominium apartments, recorded in Instrument No. 20031120-0169460 and Exhibit "B" at Instrument No. 20031212-0178492, said Register's Office, and described in Master Deed Restrictions recorded in Instrument No. 20020315-0032825 as supplemented in Instrument No. 20021226-0158459, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of The Town Center Homes at Lenox Village, Condominium Apartments contained in the Master Deed Restrictions recorded in Instrument No. 20020315-0032825 as supplemented in Instrument No. 20021226-0158459, and By-Laws appended thereto, Register's Office for Davidson County, TN, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Cody Clayton and Ashley Rife (now known as Ashley Clayton), by deed from Regent Homes, LLC, a Tennessee Limited Liability Company, dated May 28, 2004, of record in Instrument No. 20040602-0064680, Register's Office for Davidson County, TN.

Ashley Rife is now known as Ashley Clayton.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 7001 Lenox Village Drive #A-12, Nashville, Tennessee 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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/our hand(s) this 16th day of May, 2008.

Cody Clayton

Ashley Clayton

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Cody Clayton; Ashley Clayton with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 16th day of May, 2008.

Notary Public

John M. Wells
State of Tennessee Notary Public
Davidson County

My Commission Expires: 7/5/2011