THIS INSTRUMENT PREPARED BY: **Mudter Morgan, Patterson & Akins** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **FTEC File No. 27808-06-2008** **Record & Return To:** **Premier Title & Escrow, Inc.** **4301 Hillsboro Road, Suite 300** **Nashville, TN 37215**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $209,357.00. Affiant Subscribed and sworn to before me this 16th day of July, 2008. Notary Public My Commission Expires:

CHRISTINE L. LIND NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY, TENN. Exp. 8/9/09

WARRANTY DEED

Address New Owner: Nathan L. Srygley 1803 Broadway, #415 Nashville, TN 37203	**Send Tax Bills To:** Suntrust Mortgage, Inc. 401 Commerbe St., Ste. 6100 Nashville, TN 37219	**Tax Information:** Map and Parcel No.: 092160D415.00CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **James E. Adams and Shannon E. Adams, husband and wife**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Nathan L. Srygley, unmarried** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 1803 Broadway, #415, Nashville, TN 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 16th day of July, 2008.

James E. Adams

Shannon E. Adams

Davidson County DEEDWARR
Recvd: 07/18/08 10:23 2 pgs
Fees:13.00 Taxes:774.62
20080718-0073763

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **James E. Adams and Shannon E. Adams**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of July, 2008.

Notary Public

My Commission Expires:

NICHOLAS S. AKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 30(
NASHVILLE, TN 37215

BOX 10

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 415 together with parking stall #135, together with the appurtenant interest in the common elements of The Bristol on Broadway, a horizontal property regime established by Master Deed, of record in Instrument No. 20050517-0055639, amended in Instrument No. 20060307-0026614 and in Instrument No. 20070615-0071857, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to James E. Adams and Shannon E. Adams, husband and wife by Deed dated October 6, 2005 from Bristol on Broadway, L.P., a Tennessee Limited Partnership of record in Instrument No. 20051013-0123470, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2008 City/County Taxes which have been prorated by the parties and assumed by the Grantee.
2. Charter of Incorporation of The Bristol on Broadway Condominium Association, Inc. of record in Instrument No. 20071024-0125856, amended in Instrument No. 20071024-0125857, Register's Office for Davidson County, Tennessee.
3. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for The Bristol on Broadway , of record in Instrument No. 20050517-0055639, amended in Instrument No. 20060307-0026614 and in Instrument No. 20070615-0071857, Register's Office for Davidson County, Tennessee.
4. All matters appearing on the Plan of record as Book 21, page 39, Register's Office for Davidson County, Tennessee.
5. Limited Easement of record in Instrument No. 20071113-0132706, Register's Office for Davidson County, Tennessee.
6. Subject to urban zoning overlay as Metro Ordinance No. BS-2000-364 made applicable by Ordinance No. BL-2000-476 of record in the Metropolitan Clerk's Office for Davidson County, Tennessee.
7. Matters shown on a survey by Wamble & Associates, Jimmy C. Yates, Tenn RLS No. 1597, dated October 4, 2002, last revised February 14, 2005, W & A File No. 617-0102.