FILE BOX "7"

RECORD AND RETURN TO;
SATURN & MAZER TITLE SERVICES, INC
212 THIRD AVE. NORTH
NASHVILLE, TN 37201
SP45828

Davidson County DEEDWARR
Recvd: 09/12/08 10:11 2 pgs
Fees:13.00 Taxes:96.20
20080912-0093484

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $26,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of September, 2008.

Notary Public

MY COMMISSION EXPIRES: 1-13-2009

JEANNIE A. MANN NOTARY PUBLIC DAVIDSON STATE AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37201

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
FLAGLER COMMERCIAL CENTER CO.	SAME AS NEW OWNER	147030A05000C O
P. O. Box 6005		
Montgomery, AL 36106		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

JOHN PHILLIP FINKELSTEIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

FLAGLER COMMERCIAL CENTER CO.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

REAL PROPERTY in Davidson County, Tennessee, being Unit No. D-4 of Harding Place Condominium created under Title 66, Chapter 27, section 101 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6104, Page 725, 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 Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Place Condominium of record in Book 5200, Page 571, Register's Office for Davidson County, Tennessee for a more complete identification and description of said Unit.

Being the same property conveyed to John Phillip Finkelstein by deed from Kyle D. Williams of record in Instrument Number 20050405-0037143, Register's Office for Davidson County, Tennessee.

This is investment property and not the residence of Grantor nor any spouse of his.

Unimproved ( )
This is improved (X) property known as 441 Harding Place, Unit #D-4, Nashville, TN 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 3rd day of September, 3008

JOHN PHILLIP FINKELSTEIN

STATE OF ALABAMA)
COUNTY OF Montgomery)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County, and State the within named JOHN PHILLIP FINKELSTEIN, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of September, 2008

Notary Public

My Commission Expires: 8/23/2011

State of Alabama Montgomery County
This is to certify that according to the records of this office:
Hutch Segrest
is a duly commissioned Notary Public for
The State at Large
for the term of 08/23/2007 - 08/23/2011
Reese McKinney Jr
Judge of Probate