THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Dawson
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 410 Nashville, TN 37203	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 349,900.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF October 2008 Notary Public MY COMMISSION EXPIRES: May 8, 2012 (AFFIX SEAL)

BOX 50-B RETURN TO:
PREPARED BY:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

PRISCILLA C. URBANEK NOTARY PUBLIC AT LARGE DAWSON COUNTY, TN

Davidson County DEEDWARR
Recvd: 10/17/08 13:04 3 pgs
Fees:18.00 Taxes:1294.63
20081017-0104590

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth A. Jackson	NEW OWNER	MAP 130-7-A
4402 Harding Place #1		PARCEL 1.00 CO
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **Douglas Sevier Folk and Benjamin Perry Folk, III and Lucy Folk Nading**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Elizabeth A. Jackson**

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:

Land in Davidson County, Tennessee, being Unit No. 1, together with the appurtenant interest in the common elements of Stone's Throw Condominium, a horizontal property regime established by Master Deed and By-Laws, of record in Plat Book 9650, page 916, Registers office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Mary Crawford Dennis Folk, unmarried by warranty deed from Marilyn C. Slaton, unmarried as of record in Instrument No. 20030303-0027826, and re-recorded in Instrument No. 20030307-0030656, Registers office for Davidson County, Tennessee. The said Mary Crawford Dennis Folk having since died on January 30, 2008. Said property was divised to Dennis Seiver Folk, Benjamin Perry Folk, III, and Lucy Folk Nading according to the Last Will and Testament of Mary Crawford Dennis Folk filed in the Seventh Circuit Court of Davidson County, Tennessee, Docket No. 08P224, Registers office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is () UNIMPROVED
(X) IMPROVED property known as **4402 Harding Place #1, Nashville, TN 37205.**

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 _____ hand( ) this the 16th day of October, 2008.

WITNESS OUR HANDS THIS 16th day of October, 2008

Douglas Sevier Folk

Benjamin Perry Folk, III, BY: Douglas Sevier Folk, Attorney in Fact

Lucy Folk Nading, BY: Douglas Sevier Folk, Attorney in Fact

STATE OF GEORGIA
COUNTY OF FULTON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Douglas Seiver Folk** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that HE executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 10th day of October, 2008.

My Commission expires _____

PATSY LITTLE NOTARY EXPIRES GEORGIA AUG. 9, 2009 PUBLIC DEKALB COUNTY

Patsy Little
Notary Public

STATE OF GEORGIA
COUNTY OF FULTON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Douglas Sevier Folk., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Benjamin Perry Folk, III as his attorney in fact, as the free act and deed of the within named Benjamin Perry Folk, III.

Witness my hand and official seal at Atlanta, GA this 15th day of October 2008,

My commission expires: _____

PATSY LITTLE NOTARY EXPIRES GEORGIA AUG. 9, 2009 PUBLIC DEKALB COUNTY

Patsy Little
NOTARY PUBLIC

State of Georgia
County of Fulton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Douglas Sevier Folk, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on behalf of Lucy Folk Nading as her attorney in fact, as the free act and deed of the within named Lucy Folk Nading.

Witness my hand and official seal at ~~Nashville, TN~~ Atlanta, GA this 15th day of October 2008.

My commission expires: _____

PATSY LITTLE NOTARY EXPIRES GEORGIA AUG. 9, 2009 PUBLIC DEKALB COUNTY

Patsy Little
NOTARY PUBLIC