RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/03/08 11:07 3 pgs
Fees:18.00 Taxes:3404.00

20081103-0109150

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $920,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF OCTOBER, 2008.

Notary Public

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Kevin D. Montgomery, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
D and N Property Investment, LLC	New Owner	
(NAME)	(NAME)	
442 Rolling Pines Lane		60-8A-1, 60-8A-2, 60-8A-3, 60-8A-4, 60-8A-5
(ADDRESS)	(ADDRESS)	
Duncan, SC 29334		60-8A-6, 60-8A-7, 60-8A-8 and 60-8A-9
(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, **GLOBAL INVESTMENT SERVICES, INC., A GEORGIA CORPORATION**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **D AND N PROPERTY INVESTMENT, LLC, A SOUTH CAROLINA LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS 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 Units 1-9 as shown of Parkwood Plaza Condominium, a Horizontal Property Regime established by Master Deed in Book 7460, Page 839 and as amended in Book 7492, Page 387; Book 7498, Page 308; Book 7528, Page 240; Book 7528, Page 273; Book 7811, Page 462 and Instrument No. 20030820-0120514 all of the Register's Office for Davidson County, Tennessee.

Together with each and all of the rights, privileges and appurtenances thereto belonging, as set forth in the Master Deed, plats, By-Laws, corrective instruments and amendments thereto, including without imitations such units undivided percentage interests in the land and general common elements.

Together with an easement as described in Easement Agreement of record as Instrument No. 20030820-0120513, Register's Office for Davidson County, Tennessee.

Included in the above but excluded therefrom is that portion of said land conveyed to Carlton Flatt by Instrument of Correction of Deed of record as Instrument No. 20030820-0120508, Register' Office for Davidson County, Tennessee.

Subject however, to all of the provisions, conditions, restrictions, options, burdens and undertakings contained in such Master Deed including attached plats, By-laws, corrective instruments and amendments thereto there unto attached, and to the rules and regulations, all of which the Grantees do assume and agree to observe and perform, including but limited to the payment of assessments.

Being the same property conveyed to Global Investment Services, Inc., a Georgia corporation by deed from Essex Developments (one and the same as Essex Development Company) a Tennessee General Partnership consisting of Fred Scott and Barbara Scott (successor in interest to Richard Uselton) and Fred A. Scott and wife, Barbara J. Scott, as Individuals and Parkwood Plaza Condominiums, of record as Instrument No. 20060801-0093428, Register's Office for Davidson County, Tennessee.

unimproved ☒

This is improved ☐ property, known as 123 Ewing Drive, #1-9, Nashville, TN 37207

(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, its successors and assigns forever; and we do covenant with the said GRANTEE 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 our successors and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, its successors 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 our hands this 29th day of October, 2008.

Global Investment Services, Inc.,
a Georgia corporation

By: _____
Reny Quoc Nguyen, President and Secretary

By: _____
Tri Luong Bui, Vice President

By: _____
Jimmy Nguyen, Treasurer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Reny Quoc Nguyen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President and Secretary of Global Investment Services, Inc., the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as President and Secretary.

Witness my hand and official seal at Nashville, Tennessee this 29th day of October, 2008.

_____
Kevin D. Montgomery Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Tri Luong Bui, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Vice President of Global Investment Services, Inc., the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Vice President.

Witness my hand and official seal at Nashville, Tennessee this 29th day of October, 2008.

_____
Kevin D. Montgomery Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Jimmy Nguyen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Treasurer of Global Investment Services, Inc., the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Treasurer.

Witness my hand and official seal at Nashville, Tennessee this 29th day of October, 2008.

Kevin D. Montgomery Notary Public



My Commission Expires NOV. 7, 2011