BOX 50-B

RETURN TO:

PREPARED BY:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

WARRANTY DEED

G-GB-09-8638

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $228,000.00

Nancy Endah
Affiant

Subscribed and sworn to before me, this 27th DAY OF February, 2009.

JAMES A WAECHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Notary Public

MY COMMISSION EXPIRES: 1-9-12 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cheryl Sulc	Pinnacle National Bank	
8638 Sawyer Brown Road (ADDRESS)	(NAME) 211 Commerce Street, Ste. 300 (ADDRESS)	
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37201 (CITY) (STATE) (ZIP)	142-13-C-123.00 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we KENNETH MASSEY AND JUDY MASSEY, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto CHERYL SULC, UNMARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 8638, CARPORT 8638-C, RIVER PLANTATION, SECTION XI, PHASE 3, A CONDOMINIUM, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 9700, PAGES 835-836, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN BOOK 10628, PAGE 661 AND ANNEXATION OF SECTION ELEVEN, PHASE 3 RECORDED IN BOOK 11332, PAGE 184, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH MASTER DEED REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID UNIT.

BEING THE SAME PROPERTY CONVEYED TO KENNETH MASSEY AND WIFE, JUDY MASSEY BY WARRANTY DEED FROM TED J. CARLSON AND WIFE, MARTHA B. CARLSON, RECORDED ON THE 26TH DAY OF SEPTEMBER, 2005 IN INSTRUMENT NO. 20050926-0115186, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE IN PLAT BOOK 9700, PAGES 835-836; RESTRICTIVE COVENANTS AND BY-LAWS OF RECORD IN BOOK 7389, PAGE 924; MASTER DEED OF RECORD IN BOOK 10628, PAGE 661, ANNEXATION OF ADDITIONAL LAND OF RECORD IN BOOK 11332, PAGE 184; TVA EASEMENT OF RECORD IN BOOK 2277, PAGE 619 AND BOOK 3028, PAGE 605, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 8638 Sawyer Brown Road, Nashville, Tennessee 37221
(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(S), their heirs and assigns forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Davidson County DEEDWARR
Recvd: 03/03/09 14:03 2 pgs
Fees:13.00 Taxes:843.60
20090303-0018806

Witness my/our hand(s) this 27th day of February, 2009.

Kenneth Massey

Judy Massey

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kenneth Massey and Judy Massey, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 27th day of February, 2009.

Notary Public

My Commission Expires: 9/3/12

(SEAL)

ADAM LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

RETURN TO:
Rudy Title and Escrow
2012 21st Ave South
Nashville, TN 37212
Phone: (615)383-2903