This Instrument Prepared By:
Rebecca T. Garland, Attorney
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
William Annaroma
528 Doral Country Drive
Nashville, Tennessee 37221

SEND TAX BILL TO:
Owner

MORTGAGEE:
_____
_____
_____, _____ _____

MAP 142-6D
GROUP
PARCEL 32CO

Davidson County DEEDWARR
Recvd: 03/10/09 14:24 2 pgs
Fees:13.00 Taxes:429.20
20090310-0021719

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Ralph B. Williams, Administrator of the Estate of Stacy M. Williams, deceased,** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Leetunes, LLC, a limited liability company**, hereinafter called the GRANTEE, his 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 a part of the Plan of Doral Country Villa Condominiums, Section VII, of record in Plat Book 5200, page 727, Register's Office, Davidson County, Tennessee, the part hereby described being:

Unit No. 83A on said plan and described by the Master Deed establishing a Horizontal Property Regime with respect to Doral Country Villa Condominiums, Section VII, as of record in Book 5523, page 727, said Register's Office.

Being the same property conveyed to Stacy M. Williams by deed from Katherine S. Ryan, married and Richard P. Mull, Jr., her husband dated December 11, 2005 of record in Instrument no. 20051213-0149814, Register's Office for Davidson County, Tennessee. Stacy M. Williams is now deceased, and by Letters of Administration, Ralph B. Williams acts as Administrator of her estate.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2009 and subsequent years.

This is **improved** property known as **528 Doral Country Drive, Nashville, Tennessee 37221.**

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, his heirs and assigns , forever, and, GRANTOR does covenants with the said GRANTEE that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and, GRANTOR, does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEE, and his 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 hand this the **27th** day of **February, 2009.**

Ralph B. Williams

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Ralph B. Williams, Administrator of the Estate of Stacy M. Williams, deceased**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within Warranty Deed for the purposes therein contained.

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

REBECCA T. GARLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 5/23/2009

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $116,000.00.

AFFIANT

Subscribed and sworn to before me on this 27th day of February, 2009.

Rebecca T. Garland
NOTARY PUBLIC

My Commission Expires: 5/23/2009

REBECCA T. GARLAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.