Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3318

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $157,000.00

Carol A. Clawson
Affiant

Subscribed and sworn to before me, this 13th DAY OF April, 2009.

Notary Public

MY COMMISSION EXPIRES: 10-16-11
(AFFIX SEAL)

BILL GARRETT, Davidson County
P
Trans:T20090025789 DEEDWARR
Recvd: 04/20/09 10:28 2 pgs
Fees:13.00 Taxes:580.90
20090420-0035385

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Dr., Ste. 200
Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Emerald Estock, LLC	Emerald Estock, LLC	
6937 Highland Park Drive (ADDRESS)	(NAME) 6937 Highland Park Drive	143.03-0B-52.00CO
Nashville, TN 37205 (CITY) (STATE) (ZIP)	(ADDRESS) Nashville, TN 37205 (CITY) (STATE) (ZIP)	

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 DEBBIE SORENSEN, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto EMERALD ESTOCK, LLC, 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:

A certain Condominium Apartment in Davidson County, Tennessee, Unit 6937, (Also known as Unit No. 52), in a Horizontal Property Regime, which is located on the Plan of Harpeth Glen Condominium, Phase III, of record in Book 4675, Page 64 and as established by Master Deed of Record in Book 4546, page 658, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said unit.

Being the same property conveyed to Debbie M. Sorensen, single, by Warranty Deed from Earl Miller Brendan Wyatt and wife, Deidre J. Russell, dated May 27, 2005, of record in Instrument No. 20050610-0066762, Register's Office for Davidson County, Tennessee.

This conveyance is subject to A) 2009 property taxes, which have been prorated and assumed by the Grantee(s) herein; B) Plan of record in Plat Book 4675, page 64; C)By-Laws contained in instruments of record in Book 4546, page 658, Book 5583, page 756, Book 5720, page 447, Book 7538, page 346, Book 8017, page 310, Inst. No. 20010123-0006812 and Inst. No. 20070724-0087868; D) Master Deed of record in Book 4546, page 658, Book 4630, page 504, Book 4773, page 384, Book 4872, page 973 and Book 9797, page 493; E) Charter for Homeowners Association of record in Book 4452, page 916, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 6937 Highland Park Drive, Nashville, Tennessee 37205
(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.

Witness my/our hand(s) this 13th day of April, 2009.

Debbie Sorensen

STATE OF Tennessee
COUNTY OF Davidson

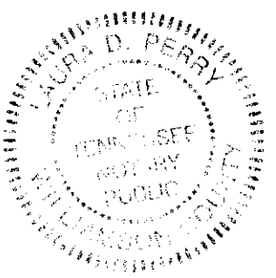
On this the 13th day of April, 2009, before me personally appeared Debbie Sorensen to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 13th day of April, 2009.

Notary Public

My Commission Expires: 10 · 16 · 11

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton I
Franklin, TN 37067
Phone: (615)599-9959