Record & Return to
Foundation Title & Escrow
30 Burton Hills Blvd
Ste 175
Nashville TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $188,000.00

Tabatha Edwards
Affiant

Subscribed and sworn to before me, this 30th day of April, 2009.

Notary Public

My commission expires: 7/3/12

KELLY ANN CALLAGHAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

**THIS INSTRUMENT WAS PREPARED BY**
**Signature Title Services, Inc.**
**505 Johnny Cash Parkway**
**Hendersonville, TN 37075**

# WARRANTY DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **Elizabeth Peace** | Bank of America | 104-9G-36.00 CO |
| **135 West End Place** | P.O. Box 10423 | |
| **Nashville, TN 37205** | Van Nuys, CA 91410 | |

FOR AND IN 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 ACKNOWLEDGE, WE,

**Jason P. Catron , unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**Elizabeth Peace,**

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. 36, WEST END PLACE LOCATED AT 3500 WEST END AVE., AS SHOWN IN EXHIBIT B TO THE MASTER DEED ESTABLISHING A HORIZONTAL PROPERTY REGIME OF PARK CIRCLE CONDOMINIUMS, OF RECORD IN BOOK 6809, PAGE 610, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, ALONG WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS THERETO OF 1.06078%, AND SUBJECT TO ALL TERMS AND CONDITIONS OF SAID MASTER DEED AND BY-LAWS ESTABLISHING A HORIZONTAL PROPERTY REGIME FOR PARK CIRCLE CONDOMINIUMS OF RECORD IN BOOK 6809, PAGE 569, AS AMENDED IN BOOK 9992, PAGE 744, IN SAID REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO JASON P. CATRON, UNMARRIED BY WARRANTY DEED FROM WILLIAM J. ERVIN, UNMARRIED, RECORDED ON THE 21ST DAY OF FEBRUARY, 2002 IN INSTRUMENT NO. 20020221-0022076, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

BILL GARRETT, Davidson County
Trans:T20090039468 DEEDWARR
Recvd: 06/15/09 09:10 2 pgs
Fees:13.00 Taxes:695.60
20090615-0055072

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2009 and subsequent years, a lien not yet due and payable.

This is improved (__X__) unimproved (____) property known as 135 West End Place, 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 in 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 my/our hand(s) this 30th day of April, 2009.

Jason P. Catron

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, a Notary Public of said County and State, Jason P. Catron , the within named Grantors, 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, at office, this 30th day of April, 2009.

Notary Public

My Commission Expires:9-19-2011

MICHELLE HIGHTOWER
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF SUMNER