THIS INSTRUMENT PREPARED BY: **Mudter Morgan, Patterson & Akins** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **FTEC File No. 28925-07-2009** **Record & Return To:** **Title Escrow of Brentwood, Inc.** **5111 Maryland Way, Ste. 205** **Brentwood, TN 37027**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $355,000.00. Affiant Subscribed and sworn to before me this 31st day of July, 2009. Notary Public My Commission Expires: 10/22/11 KAREN BRADDELL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

WARRANTY DEED

Address New Owner: William R. Hearn 900 20th Avenue South, Unit 1506 Nashville, TN 37212	**Send Tax Bills To:** Region Bank 2050 Office Pkwy Cir Birmingham AL 35244	**Tax Information:** Map and Parcel No.: 092-16-0-E-154.00CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Gary Haber, Trustee of The Alexandra Project Trust,** with full power to mortgage, sell, convey or otherwise alienate without the joinder of any beneficiary, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **William R. Hearn, a married person** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 900 20th Avenue South, Unit 1506, Nashville, TN 37212

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of July, 2009.

Trustee

Gary Haber, Trustee of The Alexandra Project Trust

STATE OF California, COUNTY OF Los Angeles SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Gary Haber, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of July, 2009.

Notary Public

My Commission Expires: June 22, 2013

J. E. RODRIGUEZ
Commission # 1855197
Notary Public - California
Los Angeles County
My Comm. Expires Jun 22, 2013

BILL GARRETT, Davidson County
Trans: T20090051790 DEEDWARR
Recvd: 07/31/09 11:08 2 pgs
Fees: 13.00 Taxes: 1313.50
20090731-0071732

PICK-UP

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 1506, together with the appurtenant interest in the common elements of The Adelicia, a horizontal property regime established by Master Deed, of record in Instrument No. 20060222-0020964 and amended in Instrument No. 20071212-0143307, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Number 145 and Storage Space Number 91A, which are assigned as Limited Common Elements appurtenant to the above described Unit as set forth and defined in the Master Deed.

Being the same property conveyed to Gary Haber, Trustee of the Alexandra Project Trust by Deed dated 9/19/2008 from Adelicia Development, LLC, a Tennessee limited liability company of record in Instrument No. 20080923-0096902 and by Scrivener's Affidavit of record in Instrument No. 20080930-0099014, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2009 County Taxes which have been prorated by the parties and assumed by the Grantee.
2. If improvements are completed after January 1 of any year, the Law requires supplemental assessments for the year in which improvements are completed as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of T.C.A. § 67-5-603.
3. Charter of Incorporation of Adelicia Condominium Association, Inc. of record in Instrument No. 200602210020199, Register's Office for Davidson County, Tennessee.
4. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for The Adelicia, a Condomiunium, of record in Instrument No. 20060222-0020964 amended and restated in Instrument No. 20071212-0143307, Register's Office for Davidson County, Tennessee.
5. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.
6. All matters appearing on the Plan of record as Book 1, Page 81, Chancery Court, Nashville, Tennessee.
7. All matters appearing on the Plan of record as Instrument No. 20080529-0054570, Register's Office for Davidson County, Tennessee.
8. Conservation Easement of record in Instrument No. 20071207-0141926, Register's Office for Davidson County, Tennessee.