Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #09-1230

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Eric A. Himmelfarb, an unmarried man, Elliott H. Himmelfarb and Cynthia Himmelfarb, husband and wife,,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Larry G. Womack, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Unit No. 404 on the Plan of University Square Condominium Apartments of record in Book 6900, Page 124, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest of the common elements as shown in the Master Deed and By-Laws of record in Book 7051, Page 529, as amended in Book 7119, Page 884, said Register's Office. Buyer has right to use and occupy parking space 1N #11.

Being the same property conveyed to Eric A. Himmelfarb, an unmarried man; Elliott H. Himmelfarb and Cynthia Himmelfarb, husband and wife, by Warranty Deed dated March 18, 2002 of record in Inst. No. 20020321-0035090, Register's Office, Davidson County, TN.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 900 19th Avenue South #404, Nashville TN, 37212.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 3rd day of September, 2009.

Eric A. Himmelfarb by Elliott H. Himmelfarb

Elliott H. Himmelfarb

Cynthia Himmelfarb

BILL GARRETT, Davidson County
Trans:T20090062449 DEEDWARR
Recvd: 09/11/09 12:46 2 pgs
Fees:13.00 Taxes:647.50
20090911-0085230

State of Tennessee)
County of Davidson)

On this 3rd day of September, 2009, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **Elliott H. Himmelfarb and Cynthia Himmelfarb ,** the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-8-13

State of Tennessee
County of Davidson

On this the 3rd day of September, 2009, before me personally appeared **Elliott H. Himmelfarb**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **Eric A. Himmelfarb** acknowledged that such person executed the same as the free act and deed of **Eric A. Himmelfarb.**

Notary Public

My commission expires: 7-8-13

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 175,000.00.

X _____
Affiant

Sworn and subscribed before me on this the 3rd day of September, 2009.

Notary Public

My Commission Expires: 7-8-13

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Larry G. Womack 900 19th Avenue South #404 Nashville, TN 37212	OWNER	9216-B-39CO