Return To:
File: 900857

Southeast Title of Tenn.
214 Centerview Drive Suite 101
Brentwood, TN 37027

STATE OF Tennessee
COUNTY OF Davidson

File Box 30

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $112,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME,
THIS THE 9th DAY OF September, 2009.

Notary Public
MY COMMISSION EXPIRES:
File No. G9-8564D

JENNIFER MARIE CROWELL STATE OF TENNESSEE NOTARY PUBLIC LEWIS COUNTY

Jennifer Marie Crowell
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
April 19, 2010

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Armin Mirian, An Unmarried Man and Katie Mirian, ~~Married~~ XXXXX (NAME)	New Owner (NAME)	117-11-B-110
3600 Hillsboro Pike, Unit G-14 (STREET ADDRESS)	(STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20090062874 DEEDWARR
Recvd: 09/14/09 15:10 2 pgs
Fees:13.00 Taxes:414.40
20090914-0085847

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 HEREBYACKNOWLEDGED, WE, **Kenneth J. Woodard, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Armin Mirian, An Unmarried Man and Katie Mirian, ~~Married~~ XXXXX**, 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. G-14, Parcel 110, in a Horizontal Property Regime on the Revised plan of The Villager East Condominium Apartments, according to the Master Deed and By-Laws of record in Book 5434, page 665, Book 5457, page 298, Book 5487, page 967, Book 5553, page 336, Instrument No. 200804160038631 and Instrument No. 200906160055824, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Areas/Elements appurtenant to said Unit as set forth in said Master Deed, and more particularly described in Plat Book 5200, page 235, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Kenneth J. Woodard from Jenifer L. Gilbert, unmarried, by Deed dated August 16, 2006, as Instrument No. 200608160100876, in the Register's Office for Davidson County, Tennessee.

This is not the marital homestead of the Grantor.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2008 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 3600 Hillsboro Pike, Unit G-14,Nashville, TN 37215.

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 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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 9th day of September, 2009.

Kenneth J. Woodard

September 09, 2009
Date

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Kenneth J. Woodard, married, the bargainor(s), 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 and official seal, this 9th day of September, 2009.

My Commission Expires: 10/05/2010

Notary Public

TRUDY MILLIKEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
P.O. BOX 663
GALLATIN, TN 37066