THIS INSTRUMENT PREPARED BY: **Mudter Morgan, Patterson & Akins** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **FTEC File No. 29075-10-2009** **Record & Return To:** **Cumberland Title Company** **215 Centerview Drive, Suite #139** **Brentwood, TN 37027** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $750,000.00 Affiant Subscribed and sworn to before me this 22nd day of October, 2009. Notary Public My Commission Expires: June 20, 2011

WARRANTY DEED

Address New Owner: Dean Rieger 900 20th Avenue S., Apt. 1614 Nashville, TN 37212	**Send Tax Bills To:** MetLife Home Loans 1555 W Walnut Hill LN Irving, TX 75038	**Tax Information:** Map and Parcel No.: 092-16-0E-172.00-CO

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, **Carol Parsons, married**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Dean P. Rieger and wife, Cheryl G. Rieger** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davison County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 900 20th Avenue S., Apt. 1614, 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.

Ralph Parsons joins in the execution of this deed to convey marital rights, if any, in subject property.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 22nd day of October, 2009.

Carol Parsons

Ralph Parsons by Carol Parsons, Attorney-in-fact
Ralph Parsons
By Carol Parsons, Attorney-in-Fact

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

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

Witness my hand, at office, this 22nd day of October, 2009.

NOTARY PUBLIC AT LARGE
J. Michael Morgan
My Commission Expires May 6, 2013
STATE OF TENNESSEE

Notary Public

My Commission Expires:

Davidson County DEEDWARR
Recvd: 11/04/09 16:13 3 pgs
Fees:18.00 Taxes:2775.00
20091104-0102141

STATE OF TENNESSEE COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Carol Parsons, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-in-Fact for the said Ralph Parsons and is authorized by the said Ralph Parsons to execute this instrument on his behalf.

Witness my hand, at Office, this 22nd day of October, 2009.

NOTARY PUBLIC AT LARGE
J. Michael Morgan
My Commission Expires May 6, 2013
STATE OF TENNESSEE

Notary Public

My commission expires:

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 1614 together with the appurtenant interest in the common elements of The Adelicia, a Condominium, a horizontal property regime established by Master Deed, of record in Instrument 20060222-0020964 amended and restated in Instrument No. 20071212-0143307 and amended in Instrument 20090818-0077786 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 Numbers 109 and 110 and Storage Space Number 12, 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 Carol Parsons by deed dated January 4, 2008 from Adelicia Development, LLC a Tennessee limited liability company of record in Instrument No. 20080104-0001229, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2009 County Taxes which have been paid by the Grantor and prorated by the parties.
2. Charter of Incorporation of Adelicia Condominium Association, Inc. of record in Instrument No. 20060221-0020199, Register's Office for Davison County, Tennessee.
3. 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 Condominium, of record in Instrument No. 20060222-0020964 amended and restated in Instrument No. 20071212-0143307, amended in 20090818-0077786, Register's Office for Davidson County, Tennessee., Register's Office for Davison County, Tennessee.
4. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.
5. All matters appearing on the Plan of record as Book 1, page 81 Chancery Court for Nashville, Tennessee.
6. Conservation Easement of record in Instrument No. 20071207-0141926, Register's Office for Davison County, Tennessee.
7. All matters appearing on the Plan of record as Instrument No. 20080529-0054570, Register's Office for Davison County, Tennessee.

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Custodian

Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Michelle Lee Reynolds, a notary public for this county and state, Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)

MICHELLE LEE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

My Commission Expires: June 20, 2011

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