BILL GARRETT, Davidson County
Trans:T20090076881 DEEDWARR
Recvd: 11/10/09 14:51 2 pgs
Fees:13.00 Taxes:333.00
20091110-0104039

This Instrument Prepared by David W. Ledbetter, Attorney
P. O. Box 715, Cookeville, TN 38503

THIS INSTRUMENT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND FROM INFORMATION PROVIDED BY THE PARTIES.

WARRANTY DEED

OWNER:
Woodesigns, Inc.

SEND TAX BILLS TO:
Woodesigns, Inc.
Address: 165 BROWN AVE UNIT 2
COOKEVILLE, TN. 38501

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, ***Robert G. Harwood and Carol J. Harwood***, have this day bargained and sold, and do hereby transfer and convey unto ***Woodesigns, Inc.***, its successors and assigns, hereinafter referred to as grantees, certain real estate located in Davidson County, State of Tennessee, as follows:

A certain condominium apartment in the County of Davidson, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 99 of Belle Meade Highland Condominium created under Title 66, Chapter 27, Section 101 et. seq. as amended, Tennessee Code Annotated, and as established by the Master Deed of Belle Meade Highland Condominium of record in Book 7091, Page 302, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in Exhibit A-1 of said Master Deed. Reference is made herein to the plat of Belle Meade Highlands Condominiums, as set forth in Exhibit A-2 of said Master Deed for a more complete description and identification of such unit.

This conveyance is subject to: M/P 129-15A-099

1. Matters shown on the plan of record in Book 7091, Page 302, Register's Office, Davidson County, Tennessee.
2. Sanitary sewer easements etc. as of record in Book 4816, Page 427 and corrected in Book 4881, Page 710, Register's Office, Davidson County, Tennessee.
3. This conveyance is also subject to all restrictions etc. contained in the Master Deed establishing a Horizontal Property Regime of Belle Meade Highlands, of record in Book 7091, Page 302 and the By-laws appended thereto of record in Book 7091, Page 351, all in the Register's office of and for Davidson County, Tennessee.

Condominium Unit F-99, Belle Meade Highlands Condominiums, 21 Vaughns Gap Road, Nashville, TN 37205.

SOURCE: Previous and last conveyance.

THE PREVIOUS AND LAST conveyance being a Deed from Sarah Gracey to Robert G. Harwood, et ux. of record in Warranty Deed Book *, Page _____, in the Register's Office for Davidson County, Tennessee.

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

We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said grantee, its successors and assigns, against the lawful claims of all persons.

WITNESS MY HAND this 10TH day of NOV, 2009.

Robert G. Harwood

Carol J. Harwood

STATE OF TENNESSEE
COUNTY OF PUTNAM

PERSONALLY APPEARED before me, the undersigned authority, a Notary Public in and for said County and State, Robert G. Harwood and Carol J. Harwood, with whom I am personally acquainted (or proved to me by satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office, this 10 day of October, 2009.

NANCY SPECTOR STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF PUTNAM

NOTARY PUBLIC

My Commission Expires: 4/25/2012

STATE OF TENNESSEE
COUNTY OF PUTNAM

The actual consideration or value whichever is greater, for this transfer is $0.

Affiant

Subscribed and sworn to before me, this ____ day of _____, 2009.

My Commission Expires:_____

Notary Public - Register

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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 90,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF NOV 20 09

Deputy Register