	STATE OF TENNESSEE COUNTY OF Williamson The actual consideration or value, whichever is greater, for this transfer is $258,500.00 Affiant Subscribed and sworn to before me, this the 21st day of December, 2009. Notary Public My commission expires: 9/3/12

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

BILL GARRETT, Davidson County
Trans:T20090086360 DEEDWARR
Recvd: 12/23/09 11:44 2 pgs
Fees:13.00 Taxes:956.45
20091223-0116765

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Richard U. Jelinek	**SAME**	128-12-A-66CO
320 Old Hickory Blvd, Unit 1301		
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Stephen W. Hodges, unmarried

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Richard U. Jelinek, married

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium located in Davidson County, Tennessee, being Unit No. 66, Building 13 of Section 12, Phase 1A, Eagle Ridge at the Reserve, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Eagle Ridge at the Reserve of record in Instrument Number 20011011-0110875, as supplemented and amended by Supplement and Amendment No. 7 to the Master Deed of record in Instrument Number 20020313-0031655, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit "A" to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit "A" to said Master Deed.

Being the same property conveyed to Stephen W. Hodges and wife, Mary T. Austin by Warranty Deed from Eagle Ridge at the Reserve, LLC, a Tennessee limited liability company of record in Instrument Number 20030701-0091058, Register's Office for Davidson County, Tennessee, dated June 30, 2003.

Being the same property conveyed to Stephen W. Hodges, an unmarried man by deed from Stephen W. Hodges, an unmarried man and Mary T. Austin, an unmarried woman, who acquired title as husband and wife of record in Instrument Number 20081204-0117612, in the Register's Office for Davidson County, Tennessee, dated November 14, 2008.

This conveyance is subject to all restrictions, easements and planning documents of record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and paid by Grantor.

This is improved (__X__) unimproved (____) property known as 320 Old Hickory Blvd, Unit 1301, Nashville, TN 37221.

128-12-A-66CO is the parcel identification number assigned to the property by the county tax assessor's office.

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), their 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 MY/OUR HANDS, EFFECTIVE AS OF December 21, 2009:

Stephen W. Hodges

STATE OF TENNESSEE)
) **INDIVIDUAL**
COUNTY OF Williamson) **ACKNOWLEDGEMENT**
)

Personally appeared before me, a Notary Public of said County and State, Stephen W. Hodges, the within named Grantor(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, at office, this the 21st day of December, 2009.

My Commission Expires: 9/3/12

Notary Public

STATE OF TENNESSEE)
) **ACKNOWLEDGEMENT FOR**
COUNTY OF Williamson) **SIGNATURE MADE BY**
) **ATTORNEY-IN-FACT**

Personally appeared before me, a Notary Public of said County and State, _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be the attorney-in-fact for _____ ("Principal"), the within named grantor, and that he/she executed the within instrument for the purposes therein contained by signing his/her name on behalf of Principal as the attorney-in-fact.

Witness my hand, at office, this the 21st day of December, 2009.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE)
) **CORPORATE**
COUNTY OF Williamson) **ACKNOWLEDGEMENT**
)

Personally appeared before me, a Notary Public of said County and State, _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be _____ of _____, the within named grantor, and that he/she, being authorized to do so, executed the within instrument for the purposes therein contained by signing his/her name on behalf of the corporation.

Witness my hand, at office, this the 21st day of December, 2009.

My Commission Expires: _____

Notary Public