Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is ~~$122,000.00~~ $123,000.00

Affiant

Subscribed and sworn to before me, this 07 day of January, 2010.

Notary Public
My commission expires:

JENNY J. GRANT
NOTARY PUBLIC
Commonwealth of Massachusetts
My Commission Expires Aug. 12, 2016

03-0911-36293

Address of New Owner:	Send Tax Bills to:	Tax Information
Milicent N. Perkins 1020 Todd Preis Drive Nashville TN 37221	New Owner	142-05-0-C 038.00CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Ivy S. Kuofie, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Milicent N. Perkins, hereinafter called the Grantees, their successors 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 T-402, together with carport designated No. T-402-C on the Plan of Phase One, Section Four, River Plantation Condominium Apartments of record in Book 4860, Pages 17 through 19, amended in Book 4860, Pages 107 through 109, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of River Plantation (Section Four), a horizontal property regime established by Master Deed of record in Book 4892, Page 440, amended in Book 4956, Page 756, amended in Instrument No. 20050128-0010626 and Instrument No. 20050602-0062760.

Being the same property conveyed to Ivy S. Kuofie, unmarried, by deed from Ann C. Rich, unmarried and Brandon H. Rich, unmarried, dated May 18, 2006, recorded May 23, 2006 in Instrument No. 20060523-0060625 Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1020 Todd Preis Drive, Nashville, TN 37221

BILL GARRETT, Davidson County
Trans:T20100005068 DEEDWARR
Recvd: 01/26/10 11:16 2 pgs
Fees:13.00 Taxes:455.10
20100126-0006608

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, 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.

1/7/2010

WITNESS my hand this 07 day of January, 2010.

x _____
Ivy S. Kuofie

STATE OF MASS
COUNTY OF ESSEX

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ivy S. Kuofie, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged she executed the within instrument for the purposes therein contained.

Witness my hand in Lawrence, MA (City) (State) this 07 day of January 2009. 2010

x _____
Notary Public

My Commission expires x
8-12-16

JENNY J. GRANT
NOTARY PUBLIC
Commonwealth of Massachusetts
My Commission Expires Aug. 12, 2016

JENNY J. GRANT NOTARY PUBLIC COMMONWEALTH OF MASSACHUSETTS

Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212