PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20100007121 DEEDWARR
Recvd: 02/04/10 12:15 2 pgs
Fees:13.00 Taxes:138.75
20100204-0009005

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref(DM) Title No: 50335
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Shevan Agid Iftikar Agid 370 Wallace Road #F-2 Nashville, Tennessee 37211	Holly Hills Apartment Partners c/o Ghertner & Co. 50 Vantage Way, Suite 100 Nashville, Tennessee 37228

TAX MAP-PARCEL NUMBERS: 147030B01500CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$37,500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Holly Hills Apartment Partnership, a Tennessee General Partnership,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Shevan Agid and Iftikar Agid, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A Condominium Apartment in Davidson County, Tennessee, being Unit No. F-2, of Southern Hills Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "A-2", to the Master Deed of record in Book 6594, Page 502, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Holly Hills Apartments Partnership, a Tennessee General Partnership by Successor Trustee's deed from Weiss & Weiss, Attorney's at Law, Successor Trustee, dated December 21, 2009 and recorded on December 22, 2009 of record in Document No. 20091222-0116437, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2010, and subsequent years; The Plan, with Owner's Certificate, of record in Exhibit A-2 to the Master Deed in Book 6594, page 502, said Register's Office, which Plan shows minimum building set back lines and easements to which Plan reference is hereby made for a more complete description; The provisions of the condominium Master Deed of record in Book 6594, Page 502, amended in Book 7044, Page 209 and Document No. 20010924-0103170, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

This is improved property, known as: 370 Wallace Road, # F-2, Nashville, Tennessee 37211.

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of January, 2010.

Holly Hills Apartment Partnership, a Tennessee General Partnership

By: Frank Ghertner
Title: **Managing Partner**

State of TENNESSEE
County of DAVIDSON

Before me, the undersigned, personally appeared **Frank Ghertner** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged and was identified as **Managing Partner** (or other officer authorized to execute this instrument) of **Holly Hills Apartment Partnership, a Tennessee General Partnership**, the within named bargainor, a corporation, and the execution of the foregoing instrument as such officer for the purposes therein contained, by signing in the name of the corporation as such officer.

Witness my hand and official seal, at office in Tennessee this the 27th day of January, 2010.

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: **My Commission Expires May 2, 2011**

Notary Public

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $37,500.00

Affiant

Sworn and subscribed before me this the 27th day of January, 2010.

Notary Public

DEBORAH H. BERRIE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 9-8-2013

Wldoc: Deed Wty—12/92