Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

NANCY H. LATIMER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMM. EXPIRES JULY 14, 2013
(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is
$154,000.00

William R Weakley
Affiant

Subscribed and sworn to before me, this 6th day of April, 2010.

Nancy H. Latimer
Notary Public

My commission expires: 7/14/13

THIS INSTRUMENT PREPARED BY
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
William R. Weakley	NEW OWNER	Map 143, Group 03-0-B, Parcel 052.00
6937 Highland Park Drive		
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Emerald Estock, LLC , a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

William R. Weakley

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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 a certain Condominium Apartment, Unit 6937, (Also known as Unit No. 52) in a Horizontal Property Regime, which is located on the Plan of Harpeth Glen Condominium, Phase III, of record in Book 4675, page 64 and as established by Master Deed of record in Book 4546, page 658, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Emerald Estock, LLC, by Warranty Deed, from Debbie Sorensen, unmarried, of record in Instrument No. 20090420-0035385, Dated April 13, 2009, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 4675, page 64, Register's Office for DAVIDSON County, Tennessee.
Charter for Home Owners Association of record in Book 4452, page 916, Register's Office for DAVIDSON County, Tennessee.
Master Deed of record in Book 4546, page 658 and amended in Book 4630, page 504, Book 4773, page 384, Book 4872, page 973 and Book 9797, page 493, Register's Office for DAVIDSON County, Tennessee.
By Laws of record in Book 4546, page 658 and amended in Book 5583, page 756, Boo 5720, page 447, Book 7538, page 346, Book 8017, page 310, Instrument No. 20010123-0006812 and Instrument No. 20070724-0087868, Register's Office for DAVIDSON County, Tennessee. Subject to rights of others in and to common areas/elements. Subject to lien for special assessment contained in Declaration of Covenants, Conditions and Restrictions/Master Deed. Subject to HOA dues - if any. Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

BILL GARRETT, Davidson County
Trans:T20100022239 DEEDWARR
Recvd: 04/14/10 14:43 2 pgs
Fees:13.00 Taxes:569.80
20100414-0028229

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 is **improved (X)** unimproved (___) property known as 6937 Highland Park Drive, Nashville, TN 37205.

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 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.

Witness my/our hand(s) this 6th day of April, 2010.

Emerald Estock, LLC

By: Kenneth R Martin

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public for the State and County aforesaid, Kenneth R. Martin, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the member of Emerald Estock, LLC and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand, at office, this 6th day of April, 2010.

My Commission Expires: 7/14/13

Nancy H. Latimer
Notary Public

NANCY H. LATIMER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMM. EXPIRES JULY 14, 2013

File #: 100243CD
RECORD & RETURN TO:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 20
Brentwood, TN 37027