PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

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BILL GARRETT, Davidson County

Trans:T20100026733 DEEDWARR

Recvd: 05/05/10 12:04 2 pgs

Fees:13.00 Taxes:913.90

20100505-0034014

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref:(DM) Title No: 50462
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Mary C. Rieke 4400 Belmont Park Terrace #195 Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 131030C19500CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$247,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert P. Sherman and spouse, Denise A. Sherman**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Mary C. Rieke** 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:

LAND in Davidson County, Tennessee, being Building Site 195, on the Plan of Arden Place, Section Seven, of record in Book 4955, Page 90, Register's Office for said County to which Plan reference is hereby made for a more complete description.

BEING the same property conveyed to Robert P. Sherman and wife, Denise A. Sherman by Warranty Deed from Sheridan Construction Company, a Tennessee corporation, dated September 16, 1977 and recorded on September 30, 1977 of record in Book 5204, Page 159, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2010, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4955, Page 90, said Register's Office, which Plan shows minimum building setback lines and easements to which Plan reference is hereby made for a more complete description; The Declaration of Covenants, Conditions and Restrictions of record in Book 4754, Page 455, Book 4819, Page 564, Book 4916, Page 277, Book 5019, Page 942, Book 5091, Page 66, Book 5129, Page 129, Book 5163, Page 384 and Document No. 20070816-0098235, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 4400 Belmont Park Terrace, Unit 195, Nashville, Tennessee 37215

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 30th day of April, 2010.

Robert P. Sherman

Denise A. Sherman

State of TENNNESSEE
County of DAVIDSON

On this 30th day of April, 2010 , before me the undersigned authority, personally appeared Robert P. Sherman and Denise A. Sherman, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: May 2, 2011

Notary

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY CHRISTY W IVEY

My Commission Expires May 2, 2011

State of TENNNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $247,000.00

Mary C. Rieke
Affiant

Sworn and subscribed before me this the 30th day of April, 2010

Notary Public

My Commission Expires

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY CHRISTY W IVEY

My Commission Expires May 2, 2011