G-22651-8
Box 14-A

WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100047468 DEEDWARR
Recvd: 08/03/10 08:51 2 pgs
Fees:13.00 Taxes:777.00
20100803-0060723

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$210,000.00.**

Affiant

Subscribed and sworn to before me, this the 2nd day of August, 2010.

Notary Public

My commission expires: 10-21-12
(AFFIX SEAL)

KATHY HAND NOTARY PUBLIC RUTHERFORD COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
George P. Winckel **Kay N. Winckel**	**George P. Winckel** **Kay N. Winckel**	**Map 092-16-0-E Parcel 014.00co**
1920 Adelicia Street, Unit 304	**1920 Adelicia Street, Unit 304**	
Nashville, TN 37212	**Nashville, TN 37212**	

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

Nathaniel Hubbell Banks and wife, Shannon Kennedy

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

George P. Winckel and Kay N. Winckel, Trustees of The Winckel Revocable Living Trust

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:

Being Unit No. 304, together with the appurtenant interest in the Common Elements of The Adelicia, A Condominium, a horizontal property regime established by Master Deed of record in Instrument No. 20060222-0020964, as Amended and Restated by instrument of record in Instrument No. 20071212-0143307 and further Amended in Instrument No. 20090818-0077786, Register's Office for Davidson County (collectively, the "Master Deed"), said Unit being depicted on the Condominium Plat attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Number 150, which is assigned as a Limited Common Element appurtenant to the above described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to Nathaniel Hubbell Banks, by Deed from Adelicia Development, LLC, a Tennessee limited liability company, of record in Instrument No. 20080701-0067506, Register's Office for Davidson County, Tennessee.

Shannon Kennedy, spouse of the above named Nathaniel Hubbell Banks, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above described property, including any marital rights and homestead exemption.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (__X__) Unimproved (____) property, known as **1920 Adelicia Street, Unit 304, Nashville, TN 37212**

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 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 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 **2nd** day of **August, 2010.**

Nathaniel Hubbell Banks

Shannon Kennedy

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Nathaniel Hubbell Banks and Shannon Kennedy,** the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **2nd** day of **August, 2010.**

Notary Public

My Commission Expires: Nov. 28, 2011

DIANA AUBIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.