ADDRESS NEW OWNER:
Grand Canyon Properties, LLC
P.O. Box 160591
Nashville, TN 37216

SEND TAX BILL TO:
New Owner

MAP & PARCEL NOS.:
43-10-0 A 42 CO

BILL GARRETT, Davidson County
Trans:T20100072971 DEEDWARR
Recvd: 11/17/10 12:42 2 pgs
Fees:13.00 Taxes:103.60
20101117-0092069

This instrument prepared by: Cindy S. Smith, P.C., Attorney at Law
P.O. Box 292004
Nashville, TN 37229

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Bradley Crabtree** (the "Grantors"), have bargained and sold, and by these presents do transfer and convey unto **Grand Canyon Properties, LLC, a Tennessee limited liability company** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

A certain condominium unit in Davidson County, Tennessee, described as follows:

Unit No. B-38 (304) in a Horizontal Property Regime as shown on the condominium site plan of Madison Park Condominiums, as of record in Plat Book 5200, Pages 179-182, Register's Office for Davidson County, Tennessee, to which said plat reference is hereby made for a more detailed description of said unit.

Being the same property conveyed to Bradley Crabtree from Michael Haapala, a married man, by Warranty Deed recorded on March 17, 2005, in Instrument No. 20050317-0029319, Register's Office for Davidson County, Tennessee.

This is property with a common address of **555 N. Dupont Ave., Unit B-38, Madison, TN 37115**.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:
(1) Property taxes for the current year and all subsequent years, taxes for the current year being prorated and payment of same being paid by the Grantees; (2) The Plan of Record in Book 5200, Pages 179-182, said Register's office and all matters therein; (3) Restrictive Covenants of record in Book 5462, Page 614; Book 5608, Page 551; and Book 8014, Page 416, said Register's office; 4) By-Laws in Book 5462, Page 625 and Book 10895, Page 319, said Register's Office.

Grantor warrants that the subject property has never been his marital residence and is not subject to any marital rights therein.

Property is conveyed "AS IS."

BC

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and Interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their heirs, representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 15th day of November, 2010.

Bradley Crabtree

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Bradley Crabtree,** with whom I am personally acquainted, or who 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 office this **15th** day of **November 2010.**

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 5-6-2013

My Commission Expires MAY 6, 2013

File No. 1011-220

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $28,000.00.

Affiant

Subscribed and sworn before me this 15th day of November, 2010.

Notary Public
My Commission Expires: 5-6-2013

CINDY S. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 6, 2013