BILL GARRETT, Davidson County
Trans:T20100076120 DEEDWARR
Recvd: 12/02/10 14:32 2 pgs
Fees:13.00 Taxes:849.15

20101202-0096126

WARRANTY DEED

State of Tennessee)
County of Davidson)

G#22926-2

The actual consideration or value, whichever is greater, for this transfer is **$229,500.00.**

Nicholas Gyscek
Affiant

Subscribed and sworn to before me, this the 30th day of November, 2010.

Notary Public

My commission expires: 7-5-11
(AFFIX SEAL)

SHANNON PHILBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 5, 2011

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
Lauren A. Wall	BLS Bank	**Map 118-09-0-A Parcel 007.00co**
1001 Clifton Lane, #7	4801 Frederica St.	
Nashville, TN 37204	Owensboro, Ky 42301	

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

Darby L. Gyscek, unmarried

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

Lauren A. Wall, an unmarried person

HEREINAFTER CALLED THE GRANTEE, HER 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 Townhouse Unit No. 7 together with the appurtenant interest in the common elements of Hawthorne Square Condominiums, a Horizontal Property Regime established by Master Deed and By-Laws, of record in Book 6341, Page 640, Register's Office for Davidson County, Tennessee, said Townhouse being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned Master Deed and being located upon Lot No. 2 on the Plan of Hawthorne Square, of record in Plat Book 6250, Page 422, Register's Office for Davidson County, Tennessee, for a more complete identification and description of such Unit.

BEING the same property conveyed to Darby L. Gyscek, by Warranty Deed dated October 29, 2008, from Bradley S. Hollis and wife, Margaret H. Hollis, of record in Instrument No. 20081031-0108548, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof, of record aforementioned; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Hawthorne Square Condominiums, of record aforementioned; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and were paid by the Grantor herein.

THIS instrument is being executed on behalf of Darby L. Gyscek, pursuant to a Power of Attorney executed by her on the 24th day of November, 2010, of record in Instrument No. _____, Register's Office for Davidson County, Tennessee.

This is improved (_X_) unimproved (____) property, known as: **1001 Clifton Lane, #7, Nashville, TN 37204**.

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 **30th** day of **November, 2010.**

DARBY L. GYSCEK

Darby L. Gyscek

by Thomas Gyscek atty in fact

By: Thomas Gyscek, Attorney-In-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named **Thomas Gyscek,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Attorney-In-Fact for **Darby L. Gyscek,** and that he as such Attorney-In-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Darby L. Gyscek** for the purpose therein contained, by signing the name of **Darby L. Gyscek** by himself as Attorney-In-Fact.

Witness my hand and official seal at Nashville, Tennessee, this **30th** day of **November, 2010.**

Notary Public



My Commission Expires: 2/24/13