STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $228,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF August, 2011.

Notary Public
MY COMMISSION EXPIRES: 8/2013
File No. 11-2818D

KIM PERRY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

BILL GARRETT, Davidson County
Trans:T20110048318 DEEDWARR
Recvd: 08/08/11 11:23 2 pgs
Fees:13.00 Taxes:843.60
20110808-0060812

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Suzanne Vives, married (NAME)	New Owner (NAME)	104-8-M-204 CO
1706 18th Avenue South, #104 (STREET ADDRESS)	(STREET ADDRESS)	
Nashville, TN 37212 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 HEREBYACKNOWLEDGED, WE, **Bethany Rose Haynie now known as Bethany Rose Haynie Tippitt, married**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Suzanne Vives, married,** 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 Unit No. 204, on the plan of The Glen Condominiums, according to the Master Deed of record in Instrument No. 20070904-0105726, Amended in Instrument No. 20080805-0080551, 20080805-0080551, 20081029-0108159, 20081112-0111695, 20081124-0115172 and 20090224-0016363, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Areas/Elements appurtenant to said Unit as set forth in said Master Deed, and more particularly described in Plat Book 21, page 87, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Bethany Rose Haynie from The Nashville Glen, LLC., by Deed dated December 22, 2008, recorded as Instrument No. 20081229-0122792, in the Register's Office for Davidson County, Tennessee.

The said Bethany Rose Haynie has since married and is now known as Bethany Rose Haynie Tippitt.

The property being conveyed herein is not the marital residence of the Grantor and/or her spouse.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Charter of Homeowner's Association recorded as Instrument No. 20070628-0077121, Register's Office for Davidson County, Tennessee.

2. The premises herein is a condominium apartment established pursuant to 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; 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, reservations, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of The Glen Condominiums and recorded as Instrument No. 20070904-0105726, Amended in Instrument Nos. 20080805-0080551, 20080805-0080551, 20081029-0108159, 20081112-0111695, 20081124-0115172 and 20090224-0016363, in the Register's Office for Davidson County, Tennessee.

3. Easement for Sanitary Sewers and/or storm drainage, water mains, pumps and appurtenances of record in Instrument No. 20070820-0099189, Register's Office for Davidson County, Tennessee.

4. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat(s) recorded in Plat Book 21, page 87, Register's Office for Davidson County, Tennessee.

5. Subject to Homeowner's dues and liens for assessment thereof.

6. Inspection and Maintenance Agreement for private stormwater management facility recorded in Instrument No. 20070820-0099330, in the Register's Office for Davidson County, Tennessee.

The 2010 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 1706 18th Avenue South, #104, 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, their heirs and assigns, forever, and we do covenant with 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. Whenever 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 3rd day of August, 2011.

Bethany Rose Haynie — August 03, 2011
Bethany Rose Haynie — Date

Bethany Rose Haynie Tippitt — August 03, 2011
Bethany Rose Haynie Tippitt — Date

STATE OF Tennessee

COUNTY OF Sumner }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bethany Rose Haynie now known as Bethany Rose Haynie Tippittt, married, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 3rd day of August, 2011.

My Commission Expires: 9-2-14

Notary Public

D. TODD SHOLAR NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066