RETURN TO

Greenvue Title & Escrow, LLC
2207 Crestmoor Road, Suite 101
Nashville, Tennessee 37215

BILL GARRETT, Davidson County
Trans:T20110060938 DEEDWARR
Recvd: 09/30/11 12:54 2 pgs
Fees:13.00 Taxes:1988.75

20110930-0075890

WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$537,500.00.** Affiant Subscribed and sworn to before me, this the 29th day of September, 2011. Notary Public My commission expires: 12-21-14 (AFFIX SEAL)

JENNY AVERHOFF
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

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
Peter Hedera **Patricia Uherova**	Wells Fargo Bank	**Map 132-01-0-B Parcel 00.200co**
4117 General Bate Drive	101 North Phillips Ave.	
Nashville, TN 37204	Sioux Falls, SD 57104	

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,

Melissa Doerr , unmarried

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

Peter Hedera and wife, Patricia Uherova

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. 2, together with the appurtenant interest in the common elements of Outer Townhomes, a Horizontal Property Regime with Private Elements established by the Declaration of Covenants, Conditions, and Restrictions, of record in Instrument No. 20060515-0056676, Register's Office for Davidson County, said Unit being depicted on the Plan attached as Exhibit "B" to the aforementioned Declaration of Covenants, Conditions and Restrictions and being located upon Lot No. 122 on the Plan of Rolling Meadows of record in Plat Book 1424, Pages 98 and 99, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Melissa L. Doerr, unmarried, by Deed dated May 17, 2006 from H. B. Holdings, LLC, a Tennessee limited liability company, of record in Instrument No. 20060519-0058699, Register's Office for Davidson County, Tennessee.

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 **4117 General Bate Drive, 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 **29th** day of **September, 2011.**

Melissa L. Doerr

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Melissa L. Doerr,** 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 **29th** day of **September, 2011.**

Notary Public

My Commission Expires: 2/24/13

JOHN COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.