THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 11111539**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $200,000.00. Affiant Subscribed and sworn to before me, this9th day of December, 2011. Notary Public My Commission Expires:

EMBER DUNN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires September 9, 2014

WARRANTY DEED

Address New Owner: Mitchell S. Greenberg 2643 Blakemore Ave Nashville TN 37212	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 104-7A-14.00CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Christine Zheng Flood, Trustee, or her successor in trust, under the Christine Zheng Flood Trust, dated May 9, 2007** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Mitchell S. Greenberg**, ("Grantees"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, and being Unit No. 14 of the Blakemore Square Condominiums as established by Master Deed as of record at Book 6864, Page 237, as amended at Book 6962, Page 125, and the Exhibits thereto, and as shown on the plans as a part thereof at Book 6864, Pages 263 and 265, all of record in the Register's Office for said County, and all to which reference is hereby made and the same incorporated herein for a complete description of said Unit and the conveyance hereby made.

Being the same property conveyed by Warranty Deed from Christine Zheng to Christine Zheng Flood, Trustee, or her successor in trust, under the Christine Zheng Flood Trust, dated May 9, 2007 as recorded on the 11th day of August, 2010 in Instrument No. 20100811-0063388 and Warranty Deed from Jing Zhang and Wife, Danhua Pan to Christine Zheng as recorded on the 31st day of May, 2002 in Instrument No. 20020531-0066206, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2012 and thereafter, not yet due and payable.

Charter on Homeowners Association Inc. recorded in Book 6769, Page 600.

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing BLAKEMORE SQUARE of record in Book 6864, Page 237 , as amended by instrument(s) of record in Book 6962, Page 125; also subject to easements, rights and interests 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.

Easement for Water Mains, recorded in Book 7026, Page 875.

BILL GARRETT, Davidson County
Trans:T20110078285 DEEDWARR
Recvd: 12/12/11 08:13 2 pgs
Fees:13.00 Taxes:740.00
20111212-0096431

Covenants, Conditions and Restrictions as set forth in deeds recorded in Book 979, Page 726, as restated in Book 1074, Page 954 and Book 1200, Page 110.

Easement recorded in Book 1044, Page 801 and Book 1968, Page 542.

Application for Greenbelt Assessment recorded in Book 3476, Page 217.

This is improved property located at 2643 Blakemore Ave Nashville TN 37212.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 9th day of December, 2011.

Christine Zheng Flood, Trustee

STATE OF COLORADO)
COUNTY OF Denver)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christine Zheng Flood, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the trustee of the Christine Zheng Flood Trust, dated May 9, 2007, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 8th day of December, 2011.

Notary Public

My Commission Expires: 3-16-2015

STEVE C. BEDINGER
NOTARY PUBLIC
STATE OF COLORADO

MY COMMISSION EXPIRES 03-16-15