PREPARED BY (AND RETURN TO):

WARRANTY TITLE INSURANCE COMPANY, INC.

2400 Crestmoor Road, Suite 104
Nashville, TN 37215
Ph. (615) 298-4480 - Fax. 298-4481

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Charles D. Riddle and Ann R. Riddle **205 Cana Circle** **Nashville, TN 37205**	**New Owner**

TAX MAP-PARCEL NUMBERS: **129-11A-205**

BILL GARRETT, Davidson County
Trans:T20120056574 DEEDWARR
Recvd: 08/01/12 11:42 2 pgs
Fees:12.00 Taxes:0.00
20120801-0067878

DEED OF LEASEHOLD INTEREST

FOR AND IN CONSIDERATION of the sum of **$138,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Linda S. Evans, married,** hereinafter called the **Grantors**, has bargained and sold, and by these presents does hereby transfer and convey unto **Charles D. Riddle and wife, Ann R. Riddle,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land **in Davidson** County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Unit No. 205 created under Title 66, Chapter 27, Sections 101, et seq. as amended, Tennessee code annotated, and as established by a Master Deed of record in Book 6042, page 602, as amended by Amendment to Master Deed of record in Book 6071, page 149, as corrected in Book 6237, page 660, Register's Office for Davidson County, Tennessee, together with undivided percentage interest in the common elements appurtenant to said Unit described in said Master deed. Reference is hereby made to the plat for Phase I-A of Lot No. 2, The Cloister at Saint Henry, of record in Book 5200, page 656, said Register's Office for a more complete identification and description of such Unit.

Being the same unit subleased to Linda S. Evans by Executor's Assignment of Sublease and Conveyance of Condominium Apartment from Linda S. Evans, as Executrix of the Estate of Stanley Sawicki, dated April 9, 2010, of record in Instrument 20100412-0027451, Register's Office for Davidson County, Tennessee.

This is not the principal place of residence of the Grantor named herein.

Grantee understands that Grantor is not conveying the real estate in fee simple and this conveyance is both a sublease by Grantor to Grantee of the above described condominium apartment for the full term of Grantors Ground Lease and any extension thereof, and conveyance by Grantor of all right, title and interest of the Grantor in the described condominium apartment. By acceptance of this conveyance, Grantee agrees to assume jointly with the Cloister Owners' Association all obligations of the Grantor under Grantors Ground Lease including payment of all real estate taxes assessed against both land and buildings.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2012, and subsequent years; Provisions of the Master Deed and By-Laws of record in Book 6675, page 173, Book 6675, page 226, Book 7590, page 273, said Register's Office; Exhibit "B" to the Master Deed of record in Book 6675, page 173, Book 6042, page 602, Book 6519, Page 187 Book 9269, page 285, Doc. No. 20020109-0003376 Register's Office, shows an owner's certificate, minimum setback lines and easements to which plan reference is hereby made for a more complete description; the terms and conditions of a Ground Lease of record in Book 6596, page 608, said Register's Office; a Storm Water Detention Agreement of record in Book 6824, page 870, and Book 6145, page 293 said Register's Office. Deeds of Conveyance of record in Book 6065, page 132, Book 6065, page 127 to the Metropolitan Government of Nashville and Davidson County Department of Water and Sewage Services.

This is improved property, known as: 205 Cana Circle, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of July, 2012.

Linda S. Evans

State of TENNESSEE
County of DAVIDSON

On this 30th day of July, 2012, before me the undersigned authority, personally appeared **Linda S. Evans,** (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution of the same as a free act and deed.

Notary

CHRISTINE L. LYND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires OCT 21, 2013

State of TENNESSEE
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this Conveyance of the **Leasehold is Exempt from tax.**

Affiant

Sworn and subscribed before me this 30th day of July, 2012.

Notary Public

CHRISTINE L. LYND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires OCT 21, 2013