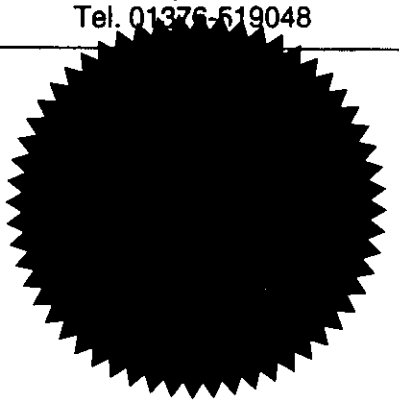
ROGER W. HART
NOTARY PUBLIC
24 COLLINGWOOD ROAD
WITHAM, ESSEX CM8 2DZ
ENGLAND
Tel. 01376-519048



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is
$104,000.00

Roberta A. Boyce
Affiant

Subscribed and sworn to before me, this 7th day of September, 2012

R W Hart
Notary Public

My commission expires: on death

THIS INSTRUMENT PREPARED BY
Solomon Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Kerry Marx and	**New Owner**	**104-11-F-202.00CO**
2124 Fairfax #202		
Nashville, TN 37212		

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 HEREBY ACKNOWLEDGE, WE,

Roberta Ann Boyce, unmarried

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

Kerry Marx, 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 202 on the Plan of The Cloisters, a horizontal property regime established by Master Deed of record in Book 6317, Page 688, as amended in Book 6533, page 580, Register's Office for Davidson County, Tennessee, and plan of The Cloisters Condominiums attached as Exhibit C to the Master Deed of record in Book in 6317, page 735, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of The Cloisters Condominium Homeowners Association.

Being the same property conveyed to Roberta Ann Boyce, unmarried by Warranty Deed from Caroline Patricia Boyce, unmarried of record in Book 11130, Page 693, Register's Office for Davidson County, Tennessee, dated September 24, 1998.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantee. Subsequent taxes are assumed by the Grantees; including Rollback taxes, if any.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved (X) unimproved (____) property known as **2124 Fairfax, #202, 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 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.

BILL GARRETT, Davidson County
Trans:T20120071669 DEEDWARR
Recvd: 09/24/12 09:54 2 pgs
Fees:13.00 Taxes:384.80
20120924-0086426

Witness my/our hand(s) this 7th day of September, 2012.

Roberta A. Boyce

Roberta Ann Boyce

STATE OF WITHAM
COUNTY OF ESSEX ENGLAND

Personally appeared before me, a Notary Public of said County and State, Roberta Ann Boyce, the within named grantors, with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 7th day of September, 2012.

Notary Public

My Commission Expires: on demand

ROGER W. HART
NOTARY PUBLIC
24 COLLINGWOOD ROAD
WITHAM, ESSEX CM8 2DZ
ENGLAND
Tel. 01376-519048

File #: 120261KS
RECORD & RETURN TO:
SOLOMON PARKS TITLE & ESCROW, LLC
8119 ISABELLA LANE, STE 105
BRENTWOOD, TN 37027