WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$163,000.00.**

Lee Ann Maloney
Affiant

Subscribed and sworn to before me this 30th day of Nov, 2012

CR
Notary Public
My Commission expires: 1-6-2015
(Affix Seal)

CARL E. DUNPHY II STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Carl E. Dunphy II
My Commission Expires
1-6-2015
STATE OF TENNESSEE

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Ellen Joy Hawkes	SAME	103-08-0F-001.00CO
4704 Asbury Park Terrace		
Louisville, KY 40241	,	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **GIG Properties, LLC**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Ellen Joy Hawkes**, unmarried, her heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Unit No. 4004 on the plan of Cambridge Place West Condominiums, as established under Exhibit "C" of Master Deed of record in Instrument Number 20070201-0013230, Register's Office for Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said unit.

Being part of the same property conveyed to Ronald Gilmer and Laura Gilmer on July 8, 2005 by deed of record in Instrument Number 20050713-0080945, Register's Office for Davidson County, Tennessee. And further conveyed to GIG Properties, LLC by Quitclaim Deed from Ronald Gilmer and Laura Gilmer of record in Instrument Number 20070201-0013228, said Register's Office.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Subject to all matters as shown on the Master Deed of record in Instrument Number 20070201-0013230, Register's Office Davidson County, Tennessee.
- Subject to all matters as shown of record in Book 421, page 31, Register's Office Davidson County, Tennessee.

This is improved property known as: **4004 Cambridge Avenue, Nashville, TN 37205**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this November 30, 2012.

Davidson County DEEDWARR
Recvd: 12/04/12 13:57 2 pgs
Fees:13.00 Taxes:603.10
20121204-0111547

GIG Properties, LLC

By Laura Gilmer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Laura Gilmer with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Managing Member of GIG Properties, LLC, and she is authorized by GIG Properties, LLC to execute this instrument on its behalf.

Witness my hand and official seal at office this 30 day of Novemebr, 2012.

Notary Public

My Commission Expires: 7/6/15

HAL E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/6/15

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY