NEW OWNER:

Gary Todd Harville
1510 Demondbuen St # 906
Nashville, TN 37203

SEND TAX BILLS TO:
NEW OWNER

Map 093
Group 09-0-A
Parcel 054.00CO

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 13-0253

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20130028474 DEEDWARR
Recvd: 04/08/13 14:33 2 pgs
Fees:13.00 Taxes:666.00
20130408-0034594

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **ONE HUNDRED EIGHTY THOUSAND and 00/100 Dollars ($180,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ROBERT NICHOLS, unmarried,** ("Grantor"), has this day bargained and sold and by these presents does hereby transfer and convey unto **GARY TODD HARVILLE, unmarried,** ("Grantee"), his successors and assigns, forever, the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit number 906, together with the appurtenant interest in the common elements of The Rhythm At Music Row, a condominium, a horizontal property regime established by Master Deed of record in Instrument Number 20070725-0088390, as amended in Instrument Number 20080219-0015612; Instrument Number 20080410-0036475; Instrument Number 20080701-0068043; Instrument Number 20081201-0116444; Instrument Number 20090608-0053187; Instrument Number 2009065-0059073; Instrument Number 20110324-0022950 and at Instrument Number 20110906-0068936, Register's Office for Davidson County, Tennessee, said Unites being depicted on the Condominium Site Plat attached as Exhibit B to the aforementioned Master Deed as amended.

Together with Parking Space 53 as set forth in the Eighth Amendment to Master Deed of record in Instrument Number 20110906-0068936, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Robert Nichols by Warranty Deed from Pinnacle National Bank, dated February 24, 2012 and of record in Instrument Number 20120224-0016437, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 5610 Demonbreun Street, #906, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantor has executed or caused this instrument to be executed by its duly authorized representative, this 28th day of **March**, 2013.

ROBERT NICHOLS

STATE OF **TENNESSEE**
COUNTY OF **WILSON**

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **ROBERT NICHOLS**, 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.

WITNESS my hand and official seal at office this 28th day of **March**, 2013.

JONATHAN M TINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

NOTARY PUBLIC

My commission expires: 3/28/2016

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The actual consideration or value, whichever is greater, for this transfer is **$180,000.00.**

AFFIANT

Sworn to and subscribed to before me this 28th day of **March**, 2013.

JONATHAN M TINSLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

NOTARY PUBLIC

My commission expires: 3/28/2016