WARRANTY DEED

BOX #19B

G#95-4-16

BOOK 9642 PG 581

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 66,000.00

Lisa H. Thomason
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF April 19 95

Notary Public

MY COMMISSION EXPIRES: September 16, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
LISA H. THOMASON	COUNTRYWIDE FUNDING CORPORATION	MAP 086-11-0-A
(NAME)	(NAME)	
127 Hermitage Woods Drive	155 North Lake Avenue	PARCEL 062co
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Pasadena, CA 91109	FB #04D-89008
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 ACKNOWLEDGED, ~~WE~~ I, ELEANORE SEAMON, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LISA H. THOMASON, AN UNMARRIED WOMAN

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 No. 1, Building No. 2, of Hermitage Woods, Phase II (Raintree Village), a Condominium, created under Chapter 27, Title 64, of the Tennessee Code Annotated, and as established by a Master Deed, of record in Book 4753, Page 140, and as amended in Book 4980, Page 378, Book 5165, Page 781, and in Book 5172, Page 77, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Master Deed. Reference is hereby made to the plan of Hermitage Woods Condominium Apartments, Revised, Phase II and II-A, as of record in Book 4860, Pages 62 through 64, inclusive, in said Register's Office, for a more complete identification and description of such Unit. Garage Number 2-1-G is a limited common element for the exclusive use of the occupant of said Unit.

BEING the same property conveyed to Eleanore Seamon, by Deed from Wilson Stewart, an unmarried man, of record in Book 5485, Page 484, and as corrected in Book 5497, Page 585, Register's Office for Davidson County, Tennessee.

The premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws of Hermitage Woods, Phase II (Raintree Village), Homeowners' Association, Inc., of record in Book 4753, Page 153, and as amended in Book 5122, Page 878, and in Book 6229, Page 970, Register's Office for Davidson County, Tennessee, for the administration thereof; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established

CONTINUED

unimproved ( )
This is improved (X) property, known as 127 Hermitage Woods Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, their heirs and assigns forever; and we do covenant with 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.

Witness my hand this 7th day of April 19 95

Eleanore Seamon

ELEANORE SEAMON

BOOK 9642 PG 582

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ELEANORE SEAMON, UNMARRIED

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, TN on this the 7th day of April, 1995.

Commission expires September 16, 1995

Notary Public

BRENDA WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public of said County and State aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed, as of record aforementioned, establishing a Horizontal Property Regime of Hickory Valley Condominiums; easements and setback lines, if any, as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee herein.

9726 04/11 0101 03CHECK 253.20

150521

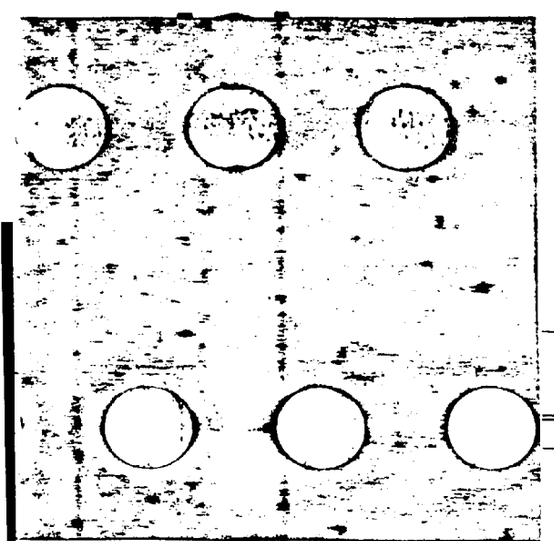
IDENTIFICATION REFERENCE

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____ BOOK 9642 PG 583

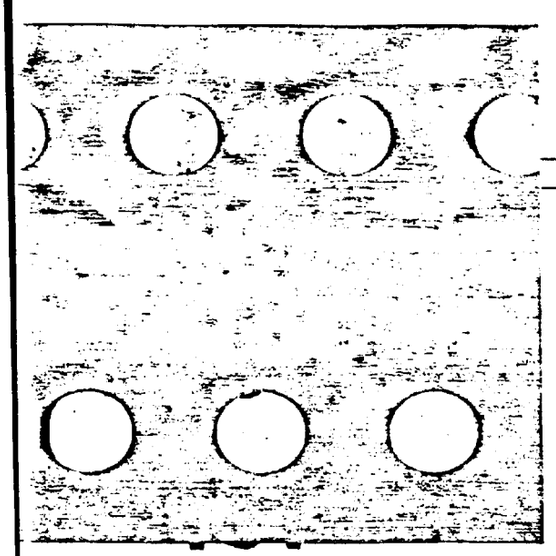
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	66000.00
CON TX	244.20
PRFEE	1.00
WDEED	8.00
TOTAL	253.20
CHECK	253.20

04/11/95 01 10:57 0001 9726

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



50521

IDENTIF. & REFERENCE

95 APR 11 AM 10:58

DAVIDSON COUNTY TN

No. 899224