Davidson County DEEDWARR
Recvd: 02/23/01 13:56 2pgs
Fees:11.00 Taxes:599.03

20010223-0017200

CHRISTY WILKINS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

My Commission Expires JULY 26, 2003

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 161,900.00

Pamela R. Wood
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF February, 2001

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330. Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Pamela R. Wood (NAME)	Firstar Bank, N.A. (NAME)	MAP 171-03
601 Old Hickory Blvd. #27 (ADDRESS)	4801 Frederica Street (ADDRESS)	GROUP B
Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP)	Owensboro, KY 42301 (CITY) (STATE) (ZIP)	PARCEL 221.00 CO

FOR AND 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, Troy P. VanAtta and wife, Kimberly S. VanAtta

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

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 Lot No. 27, Phase Two, Section Six on the Plan of Townhomes of Fredericksburg, of record in Plat Book 9700, page 953 and 954, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Troy P. VanAtta and wife, Kimberly S. VanAtta by deed from Pulte Homes Tennessee Limited Partnership of record in Instrument #200001030000197, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2001 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 9700, page 953 & 954; By-Laws in Book 8920, Page 48; Book 10694, Page 539; Book 10126, Page 486; amended in Book 10275, Page 959; Book 11550, Page 554; Declaration of Covenants, Conditions & Restrictions of record in Book 8920, Page 65; amended in Book 9500, Page 393; Book 10694, Page 541; Book 8920, Page 71, amended in Book 9860, Page 840; Book 10126, Page 435; amended in Book 10224, Page 683;Book 10126, Page 435; corrected in Book 10294, Page 850; Book 11550, Page 531; amended in Book 11682, Page 75; Easement in Book 7851, Page 712; Charter in Book 8920, Page 40; amenities area in Book 9443, Pge 538; Deed of Conveyance to Metro Government in Book 9698, Pages 81 & 124; Restrictions of record in Book 7798, Page 843; Dedication of common area in Book 11753, Page 208; Agreement of record in Book 7358, Page 643; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 601 Old Hickory Blvd. #27, Brentwood, Tennessee 37027
(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 our hand s this 22nd day of February, 2001

Troy P. VanAtta

Kimberly S. VanAtta

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 Troy P. VanAtta and wife, Kimberly S. VanAtta

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 22nd day of February, 2001.

Commission expires My Commission Expires MAR. 24, 2001

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County 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 _____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Troy P. VanAtta and wife,
Kimberly S. VanAtta

TO

Pamela R. Wood

RETURN TO:

GREGORY S. PERRONE
ATTORNEY - AT - LAW
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027