23-1-447

**PREPARED BY:**
**Land Title South, Inc.**
**501 Corporate Centre Drive, Suite 360**
**Franklin, TN 37067**

Davidson County DEEDWARR
Recvd: 05/08/03 11:05 2pgs
Fees:13.00 Taxes:592.00
20030508-0061799

# WARRANTY DEED

**THIS INDENTURE** is made and entered into this **30th** day of **April, 2003** by and between **Estate of Evalyn N. Lindahl** , herein after referred to as GRANTOR, and **Billie Jean Riegle** , herein after referred to as GRANTEE.

W I T N E S S E T H: That for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the GRANTOR does hereby bargain, sell, transfer and convey unto the GRANTEES, all of GRANTOR'S right, title and interest in the following described property lying in City of **Nashville,** County of **Davidson,** State of Tennessee, more particularly described as follows:

**Land in Davidson County, Tennessee, being Unit No. 202 as shown on the Plat of Windsor Tower Condominium Apartments, of record in Book 5200, page 71, Register's Office for Davidson County, Tennessee, together with an undivided 0.765% interest in the common elements of 4215 Harding Road Homeowner's Association, as described in Book 5313, page 338, et seq., said Register's Office.**

**Being the same property conveyed unto Evalyn N. Lindahl by Quitclaim Deed from Herbert W. Lindahl, dated January 3, 1995, of record in Book 9563, page 548, Register's Office for Davidson County, Tennessee.**
**Evie L. sommers is executing Warranty Deed as Executrix for the Estate of Evalyn N. Lindahl.**

**This is improved/unimproved property known as: 4215 Harding Pike #202, Nashville, TN 37205**

**TO HAVE AND TO HOLD** said land with the appurtenances, hereditaments, estate, title and interest unto GRANTEE, GRANTEE'S heirs, successors and assigns forever. The GRANTOR does covenant and agree with the said GRANTEE that GRANTOR is lawfully seized and possessed of the said real estate and that GRANTOR has a good and lawful right to sell the same. The GRANTOR further covenants that the same is unencumbered except as otherwise set forth herein, and that the title and quiet possession thereto GRANTOR will forever warrant and defend against the lawful claims of all persons whomsoever.

WITNESS MY HAND on the day and year first above written.

Evie Sommers, Executrix

**Evie L. Sommers**
Signature of Seller

**CORPORATE**
**STATE OF TENNESSEE )**
**COUNTY OF Williamson )**

Before me, Holly Newman, a Notary Public of said State and County aforesaid, personally appeared Evie L. Sommers with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself (or herself) to be Exectrix of Estate of Evalyn N. Lindahl, the within named bargainor, a corporation, and that he/she as such Exectrix, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself (or herself) as Exectrix.

Witness my hand and seal, at office in , this the **30th** day of **April, 2003.**

Holly Newman
Notary Public

My Commission Expires: 11-26-05

HOLLY NEWMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Name and Address of Property Owner:
**Billie Jean Riegle**
**4215 Harding Pike #202, Nashville, TN 37205**

Send Tax Statements to:
**Franklin American Mortgage Company**
**501 Corporate Centre Drive, Ste 400,**

**map and parcel--103.16-0B-013.00 CO**

# AFFIDAVIT OF VALUE

**STATE OF TENNESSEE**
**COUNTY OF Williamson**

I hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater is **$160,000.00** which amount is equal to, or greater than, the amount which the property, or interest in property transferred, would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me, a Notary Public, this **30th** day of **April, 2003.**

Holly Newman
Notary Public

My Commission Expires: 11-26-05

HOLLY NEWMAN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

RETURN TO:

Land Title South, Inc.
501 Corporate Centre Drive, Suite 360
Franklin, TN 37067