Davidson County DEEDWARR
Recvd: 08/12/03 09:06 3pgs
Fees:18.00 Taxes:203.13
20030812-0114944

Warranty Deed

THIS INDENTURE, made and entered into this 18th day of June 2003

by and between Stephen E. Chaisson

of the first part, and Linda Elliott , unmarried

, of the second part

WITNESSETH: That for the consideration hereinafter expressed the said party/parties of the first part has/have bargained and sold and does/do hereby bargain, sell, convey and confirm unto the said party/parties of the second part the following described real estate, situated and being in Nashville County of Davidson State of TN

See Exhibit "A"

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 said party/parties of the second part, his/her/their heirs and assigns in fee simple forever.

And the said party/parties of the first part does/do hereby covenant with the said party/parties of the second part that he/she/they is/are lawfully seized in fee of the aforedescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the same is unencumbered, except for year 2003 Davidson County Taxes, being a lien not yet due and payable, Subdivision Restrictions, Building Lines and Easements of record in Book 6153, Pages 463-466, Restrictions in Master Deed of record in Book 6153, Page 421, re-stated and amended in Book 6162, Page 251, By-Laws of record in Book 6153, Page 448, amended in Book 6896, Page 66, and Easements of record in Book 2147, Page 42, Book 4196, Page 206, Book 4664, Page 21, and Lease Agreement in Book 5114, Page 37, all in the Davidson County Register's Office. and that the title and quiet possession thereto he/she/they will warrant and forever defend against the lawful claims of all persons.

THE CONSIDERATION for this conveyance is as follows: Ten Dollars and other valuable consideration, receipt of which is hereby acknowledged.

WITNESS the signature (s) of the said party/parties of the first part the day and year first above written.

Stephen E. Chaisson

INDIVIDUAL

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

Personally appeared before me, Joshua R. Hopkins, a Notary Public of said County and State, Stephen G. Chaisson, the within named bargainor, 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, at office, this 18th day of June 2003.

Notary Public

My Commission Expires 30 day of July, 2006.

INDIVIDUAL

STATE OF TENNESSEE,
COUNTY OF SHELBY.

Personally appeared before me, _____, Notary Public of said County and State, _____, the within named bargainor, 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, at office, this 17th day of June, 2003.

Notary Public

My Commission Expires _____ day of _____, 20___.

ATTORNEY IN FACT

STATE OF TENNESSEE,
COUNTY OF

On this _____ day of _____, _____, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of _____, acknowledged that he executed the same as the free act and deed of said _____.

Witness my hand, at office, this _____ day of _____, 2003.

Notary Public

My Commission Expires _____ day of _____, 20___.

PARTNERSHIP

STATE OF TENNESSEE,
COUNTY OF SHELBY.

Before me, _____, a Notary Public of said State and County aforesaid, personally appeared _____, 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 a partner of _____, the within named bargainor, a partnership, and that he as such partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by himself (or herself) as partner.

Witness my hand and seal, this _____ day of _____, 2003.

Notary Public

My Commission Expires _____ day of _____, 20___.

File Number: 2003054/JRH
Parcel Number: 090-11-0-A-135.00

(FOR RECORDING DATA ONLY)

Property address 515 Basswood Ave. #135
Nashville, TN 37209
Mail tax bills to: (Person or Agency responsible for payment of taxes)
Wells Fargo Home Mortgage, Inc
11301 Carmel Commons Blvd #309
Charlotte, NC 28226

This instrument prepared by: Fearnley & Califf, PLLC
211 Donelson Pike, Ste. 2
Nashville, TN. 37214

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 54,900.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Linda Elliott
Affiant

Subscribed and sworn to before me this XXXX day of June, 2003.
18th

Notary Public
My Commission Expires: 7-30-06

Return to:

Fearnley and Califf, PLLC
211 Donelson Pike, Ste. 2
Nashville, TN. 37214

Property Owner's Name and Address
Linda Elliott

515 Basswood Ave. #135
Nashville, TN 37209

Exhibit "A"

PROPERTY DESCRIPTION

Land situated in Davidson County, Tennessee to wit:

Land in Davidson County, Tennessee, being Unit Number 135 of Rock Harbor Condominium of record in Book 6153, Pages 463-466, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of Rock Harbor Condominium Association, all as described in Book 6153, Page 421, et seq., as amended in Book 6162, Pages 251-270, said Register's Office.

Being the same property conveyed to Stephen E. Chaisson, herein by Cash Deed dated April 17, 2003 filed for record April 29, 2003 at Instrument No. 20030429-0057074, in the Register's Office of Davidson County, Tennessee.

*The aforedescribed real property is not the homestead of the said Stephen E. Chaisson.