Davidson County DEEDWARR
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Fees:13.00 Taxes:307.10
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This Instrument Prepared by:

GLENN S. MACBETH
ATTORNEY AT LAW
SUITE 12 LINCOLN SQUARE
1535 WEST NORTHFIELD BOULEVARD
MURFREESBORO, TENNESSEE 37129

NAME AND ADDRESS OF NEW OWNERS:

Marjorie Cole Ray
506 Churchill Crossing
Madison, TN 37115

SEND TAX BILLS TO:
Same

WARRANTY DEED

(Map Number 34-03-0-B; Parcel Number 506.00 CO)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, the undersigned, **WILLIAM BRYS,** have bargained and sold and do hereby transfer and convey unto **MARJORIE COLE RAY**, her heirs and assigns, forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

> LAND in Davidson County, Tennessee, being Unit No. 506 Churchill Crossing, a Horizontal Property Regime established by the Master Deed and By-Laws of record in Book 7792, page 915, as amended in Book 7804, page 616 and Book 7845, page 540, Register's Office for Davidson County, Tennessee; the plat of which is of record in Plat Book 7900, page 25, said Register's Office, and by the Third Amendment to the Master Deed of record in Book 10635, page 110, said Register's Office, to which reference is hereby made for a complete and accurate description of said Unit.
>
> BEING the same property conveyed to William Brys by deed from William D. Castleman, Trustee, of record in Book 10662, page 496, Register's Office for Davidson County, Tennessee.
>
> This is investment property and has never been the place of residence of the Grantor.
>
> The legal description contained herein is the same as that contained in the previous instrument of record.
>
> THIS CONVEYANCE IS MADE SUBJECT to minimum setback lines, public utility and drainage easements, and all other matters as shown plat of record in Plat Book 7900, page 25, to Master Deed and By-Laws of record in Book 7792, page 915, as amended in Book 7804, page 616 and Book 7845, page 540, and Third Amendment to the Master Deed of record in Book 10635, page 110, all in the Register's Office for Davidson County, Tennessee; and to all zoning and subdivision regulations of the appropriate governmental body, together with any easements or right-of-ways for public roads and utilities.

This is improved property known as: **506 Churchill Crossing, Madison, TN 37115**

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate, title and interest belonging to the said Grantee, her heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except as noted herein, and for the 2003 real property taxes which will be prorated at closing and assumed by the Grantee.

GRANTOR FURTHER COVENANTS and binds Grantor, his heirs and representatives, to warrant and forever defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND AND SIGNATURE on this the 27th day of August, 2003.

WILLIAM BRYS

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared William Brys, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at office in Brentwood, Tennessee, on this the 27th day of August, 2003.

Glenn S. Macbeth, Notary

My Commission Expires: August 20, 2006

GLENN S. MACBETH NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.
MY COMMISSION EXPIRES: AUGUST 20, 2006

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

I 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 **$83,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 27th day of August, 2003.

Glenn S. Macbeth, Notary

My Commission Expires: August 20, 2006

GLENN S. MACBETH NOTARY PUBLIC AT LARGE RUTHERFORD CO. TENN.
MY COMMISSION EXPIRES: AUGUST 20, 2006