40-A

CATHERINE H. GWYN Notary Public At Large DAVIDSON COUNTY, TENN. My Commission Expires January 29, 2005	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$102,450.00.** Affiant Subscribed and sworn to before me, this the 21st day of January, 2004. Notary Public My commission expires: 1/29/05 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC
Attorney at Law 109 Westpark Drive Suite 330, Brentwood, TN 37027

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Donald J. Sumner	New Owner	**142-09-A-26.00CO**
856 Todd Preis Drive		
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Patricia S. Terry, a single woman

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

Donald J. Sumner, a single man

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, TN, being part of the Plan of Doral Country Villa Condominiums, Section 2, of record in Plat Book 4860, Page 122, Register's Office for Davidson County, Tennessee, the part hereby described as follows:

Being Unit No. 33-A on said Plan and described by the Master Deed establishing a Horizontal Property Regime with respect to Doral Villa Condominiums, Section 1, as of record in Book 5011, Page 395, as amended in Book 5015, Page 251, and as made applicable to Section 2, in Book 5048, Page 715, Register's Office for Davidson County, Tennessee. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, co-owners and tenants of Doral Country Villa Condominiums, contained in Master Deed and the By-Laws appended thereto, recorded in Book 5011, Page 395, as amended in Book 5015, Page 251, and Book 5048, Page 715, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as thought copied herein.

Being the same property conveyed to Patricia S. Terry, a single woman by deed from Chester J. Resnick of record in Instrument No.20021230-0161714, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 2004 and subsequent years, easements, and restrictions of record.

This is improved (__X__) Unimproved (____) property, known as **856 Todd Preis Drive, Nashville, TN 37221**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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/our hand(s) this 21st day of January, 2004.

Patricia S. Terry

Patricia S. Terry

Davidson County DEEDWARR
Recvd: 01/22/04 14:46 2pgs
Fees:13.00 Taxes:379.07

20040122-0008706

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Patricia S. Terry**, 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, at office, this **21st** day of **January, 2004.**

E. Mannix

Notary Public

My Commission Expires: 11-25-06

E. MANNIX
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 25, 2006