File #200410047

Davidson County DEEDWARR
Recvd: 03/15/04 15:56 2pgs
Fees:13.00 Taxes:675.25

20040315-0029542

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 182,500.00

Debra S. Black
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th day of March, 2004.

Carol R Rivers
Notary Public

MY COMMISSION EXPIRES: 11/3/2004

(AFFIX SEAL)

CAROL R. RIVERS NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN. MY COMMISSION EXPIRES NOVEMBER 30, 2004

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, Three Maryland Farms, Suite 150, Brentwood, TN 37027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rainer Paesler	~~CASH~~ New Owner	Map: 160-16-C-79.00
(NAME)	(NAME)	Parcel:
502 Old Towne Drive		
(ADDRESS)	(ADDRESS)	
Brentwood TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **PRESTON M. BLACK AND WIFE, DEBRA S. BLACK,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **RAINER PAESLER,** hereinafter called the GRANTEE, 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 all of Unit No. 79, on A Horizontal Property Regime, (Private Element), The Terraces at Brentwood Chase, (A Revision of "Old Towne at Brentwood Chase") as shown by plat appearing of record in Instrument No. 20001103-0109137, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Preston M. Black and Debra S. Black, husband and wife, by Warranty Deed dated September 14, 2001 of record in Instrument No. 20010921-0102314 , Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Declaration of Covenants, Conditions and Restrictions of record in Book 11388, Page 52, Book 11388, Page 89, Instrument No. 20010614-0062687, Instrument No. 20010614-0062686, Instrument No. 20010614-0062685, Instrument No. 20000531-0053797, Instrument No. 20000531-0053798, amended in Instrument No. 20000831-0086366 and in Instrument No. 20030814-0116886; By-Laws of record in Book 11388, Page 71; Amended and Restated Charter of record in Instrument No. 20000524-0051842; Quitclaim Deed conveying common area of record in Instrument No. 20010208-0012529; Deed of Revocation of Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20000531-0053795, Instrument No. 20000531-0053796 and Instrument No. 20000531-0053797; Easement for Drainage Facilities of record in Book 7902, Page 389; Easement for Water Main and Appurtenances of record in Book 8371, Page 320; Storm Water Detention Agreement of record in Book 11115, Page 281 and Book 11115, Page 286; any and all matters shown on plat of record in Instrument No. 20001103-0109137; and any and all matters of record; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (x) property, known as 502 Old Towne Drive, Brentwood, TN 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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 hands this 4th day of March, 2004

Preston M. Black

Debra S. Black

STATE OF Tennessee

COUNTY OF Williamson

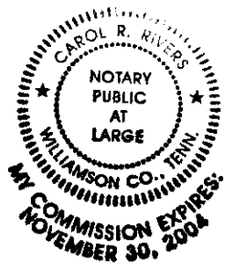
Before me, the undersigned Notary Public, personally appeared Preston M. Black and wife, Debra S. Black who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 4th day of March, 2004.

Carol R Rivers

Notary Public

My Commission Expires: 11/30/04



(SEAL)

Mail After Recording To:

Southern Title Services, LLC
Three Maryland Farms, Suite 150
Brentwood, TN 37027