Davidson County DEEDWARR
Recvd: 05/18/04 15:11 2pgs
Fees:13.00 Taxes:895.40

20040518-0058346

WARRANTY DEED

G-VR-04-2205

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $242,000.00

Affiant

Subscribed and sworn to before me, this 10th DAY OF May, 2004.

Notary Public

MY COMMISSION EXPIRES: 5/3/04
(AFFIX SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
CRUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Lowe	AEDC Credit Union	
2205 Westview Drive (ADDRESS)	(NAME) 550 William Northern Boulevard (ADDRESS)	104-10-D-10
Nashville, Tennessee 37212 (CITY) (STATE) (ZIP)	Tullahoma, TN 37388 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we NANCY BAER HODGES, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JAMES LOWE AND WIFE. MARTHA M. LOWE, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 7B, together with the appurtenant interest in the common elements of Westview Park Condominium horizontal property regime established by Master Deed in Book 6522, Page 493, Register's Office for said County, said Unit being depicted on the Condominium Site Plan attached as Exhibit D to Master Deed and located on Lot 7 on the Plat of record in Plat Book 6250, Page 388, Register's Office for said County.

Being the same property conveyed to Nancy Baer Hodges by Deed dated July 30, 1993 and filed for record on July 30, 1993 in Book 9031, Page 30, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Book 6099, page 925; Book 6846, page 542; Book 6303, page 656; Book 6303, page 646; Book 6271, page 385; Book 7046, page 560; Book 6522, page 493; and Plat Book 6250, page 388, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2205 Westview Drive, Nashville, Tennessee 37212
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we 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 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(S), 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 my/our hand(s) this 10th day of May, 2004.

Nancy Baer Hodges

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Nancy Baer Hodges, 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/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal this the 10th day of May, 2004.

Notary Public

My Commission Expires: 5/3/04

(SEAL)

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903