Davidson County DEEDWARR
Recvd: 06/07/04 14:13 2pgs
Fees:13.00 Taxes:280.83

20040607-0067011

**WARRANTY DEED**
~~BOOK 5 R~~

PREPARED BY: RETURN TO:
BANKERS ~~TITLE & ESCROW CORP.~~
~~[illegible] 2ND AVE.~~
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 75,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
27th DAY OF May 2004

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

L. MOORE
NOTARY PUBLIC
DAVIDSON CO.

**THIS INSTRUMENT WAS PREPARED BY**
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBER |
|---|---|---|
| Stuart Alan Littleton (NAME) | Union Planters Bank, N.A. (NAME) | MAP 117-3B |
| 2601 Hillsboro Road #L-6 (ADDRESS) | 2019 Richard Jones Road (ADDRESS) | PARCEL 180 |
| Nashville, TN 37212 (CITY) (STATE) (ZIP) | Nashville, TN 37215 (CITY) (STATE) (ZIP) | |

FOR AND 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, WE, Jeff R. Haley, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stuart Alan Littleton and Teryal Littleton and Sandy Littleton

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, Tennessee, being Unit No. L-6, Parcel No. 180, on the Plan of The Villager Condominium Apartments, as of record in Book 5200, page 201, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jeff R. Haley by deed from G. Ruffin Chandler and wife, Mary Lowry Chandler of record in Book 11094, page 738, Register's Office for Davidson County, TN.

Subject to covenants, conditions and restrictions as contained in the Master Deed for The Villager condominiums as recorded in Book 5434, page 665 and corrected in Book 5487, page 967 and By-Laws of record in Book 5434, page 708, Register's Office for said County.

This conveyance is subject to any and all existing easements of record and to all matters shown on the plan of record in Book 5200, page 201, said Register's Office.

Taxes for the year 2004 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

unimproved ( )
This is improved ( X ) property, known as 2601 Hillsboro Road #L-6, Nashville, TN 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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES 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 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 my hand this 27th day of May, 2004

Jeff R. Haley by Jason Sweeney his atty in fact

*20040607-0067010

Jeff R. Haley
by Jason Sweeney by Power of Attorney of record in Instrument No. X

Register's Office for Davidson County, TN

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____.

Commission expires _____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon_____ oath(s) acknowledged _____to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____on this the _____ day of _____ .

My commission expires _____ _____

Notary Public

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

On May 27, 2004 before me personally appeared Jason Sweeney to me known to be the person who executed the foregoing instrument in behalf of Jeff R. Haley and acknowledged that he executed same as the free act and deed of said Jeff R. Haley for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of May, 2004.

My Commission Expires:
3-26-05

PHYLLIS KEENAN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Phyllis Keenan
Notary Public