Dav. Co. File Box 14-A
jtc file no. 17108-4

WARRANTY DEED

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$108,900.00.**

Vanh B. Lathana
Affiant

Subscribed and sworn to before me, this the 11th day of June, 2004.

Notary Public

My commission expires: 12-12-04

(AFFIX SEAL)

KATHY HAND NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Vanh B. Lathana	**Bank of America, N.A**	**Map 162-7, Parcel 192.00**
62 Ocala Drive	**P.O. Box 17404**	
Antioch, TN 37013	**Baltimore, MD 21297-1404**	

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, WE,

Kevin J. Vogt and wife, Jeanette N. Vogt

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

Vanh B. Lathana, Unmarried

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 Lot No. 27 on the Plan of Whittemore Valley, Section 2-A, of record in Plat Book 6250, page 611, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Kevin J. Vogt and wife, Jeanette N. Vogt by Deed from Griffin Contractors, Inc. (formerly Griffin Contractors), of record in Book 6974, Page 421, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 6243, Page 80, Register's Office of Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Davidson County DEEDWARR
Recvd: 06/15/04 15:22 2pgs
Fees:13.00 Taxes:402.93
20040615-0070843

This is Improved (__X__) Unimproved (____) property, known as: **62 Ocala Drive, Antioch, TN 37013**

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 convenant 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/our hand(s) this **11th** day of **June, 2004.**

Kevin J. Vogt

Jeanette N. Vogt

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Kevin J. Vogt and wife, Jeanette N. Vogt,** the bargainors, 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 and official seal at Nashville, Tennessee, this **11th** day of **June, 2004.**

Notary Public

My Commission Expires: 12-12-04

