This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6040409

Davidson County DEEDWARR
Recvd: 08/30/04 08:56 3pgs
Fees:18.00 Taxes:421.80
20040830-0104208

Send Tax Bills To:
Candice Jones
204 Wynbrook Ct
Nashville TN 37221

New Owner is:
Candice Jones & Gregory Jones
Martha Jones
204 Wynbrook Court
Nashville, TN 37221

MAP: 142-07-0-D
PARCEL: 204.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Kristie Fuller f/k/a Kristie N. Reed**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Candice Jones and Gregory Jones and Martha Jones**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 204 of Wynbrook Condominiums horizontal regime pursuant to the Tennessee Horizontal Property Act, as shown on the Exhibit "A" to the Master Deed of record in Book 7285, Page 918 and amended in Book 7507, page 271, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Kristie N. Reed by Deed from Dianna M. Godwin, Known as Dianna M. Jacobs dated November 22, 2002, recorded December 18, 2002, in Instrument No. 20021218-0156228, Register's Office for Davidson County, Tennessee.

Kristie N. Reed having since married and is now known as Kristie N. Fuller.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant

and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 20 day of August, 2004.

GRANTOR:

Kristie N. Fuller

Kristie N. Fuller

Bobby Fuller

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Kristie N. Fuller**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 20 day of August, 2004.

Notary Public

My Commission Expires:_____

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $114,000.00.

Affiant

SWORN TO and subscribed before me this 20 day of August, 2004.

NOTARY PUBLIC

My commission expires:

_____

KATE ROSENTHAL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE
MY COMMISSION EXPIRES NOV. 14 2006

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Bobby Fuller** , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 20 day of August, 2004.

Notary Public

My Commission Expires:_____