Davidson County DEEDWARR
Recvd: 09/16/04 11:03 2pgs
Fees:13.00 Taxes:1369.00

20040916-0111585

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
315 DEADERICK STREET, SUITE 1100
P. O. BOX 198888
NASHVILLE, TENNESSEE 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $370,000.00.

Judith Atkins
Affiant

Subscribed and sworn to before me, this 8th day of September, 2004.

Sharon K. Riley
Notary Public

My Commission Expires: 5-27-07

Address New Owner As Follows:
Bill W. Hagy and Pamela K. Hagy
4410 Charleston Place Circle
Nashville, TN 37215

Send Tax Bills To:
Same as New Owner

Map-Parcel Number:
130-8B-3

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **PHILIP K. WOODLIEF, UNMARRIED**, hereinafter called the Grantors has bargained and sold, and by these presents does transfer and convey unto **BILLY W. HAGY, A MARRIED MAN AND PAMELA K. HAGY, AN UNMARRIED WOMAN, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 9, located on Lot No. 3, on the Condominium Site Plan of Charleston Place, Lot Nos. 3 & 4, of record in Plat Book 5200, page 461, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description of said Unit, together with the appurtenant interest in the common elements of Charleston Place Condominium, a horizontal property regime established by Master Deed of record in Book 5965, page 880, amended in Book 6071, page 499, supplemented in Book 6122, page 319 and in Book 6336, page 874, said Register's Office.

Being the same property conveyed to Philip K. Woodlief, an unmarried person by deed from Benjamin C. Sampson and wife, Brenda C. Sampson, of record as Instrument No. 199912200304798, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

6/1435

This conveyance is made subject to:

1. 2004 Metro taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. All matters as shown on the Plan of record in Plat Book 5200, page 461, Register's Office for Davidson County, Tennessee.

3. Master Deed and ByLaws establishing a Horizontal Property Regime of Charleston Place Condominiums, of record in Book 5965, page 880, as amended in Book 6071, page 499; Book 6336, page 874; Book 6336, page 878 and in Book 6122, page 319, Register's Office for Davidson County, Tennessee.

4. Easement for Television Cable of record in Book 7116, page 76, Register's Office for Davidson County, Tennessee.

5. Rights of others in and to the common elements.

This is improved property known as 4410 Charleston Place Circle, Nashville, TN 37215.

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 covenant with the said Grantees that I am 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 further covenant and bind myself, my 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 person whomsoever.

WITNESS my hand this 8th day of September, 2004.

Philip K. Woodlief

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PHILIP K. WOODLIEF**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this 8th day of September, 2004.

GEORGE V. CRAWFORD, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: My Commission Expires JULY 21, 2007