STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 99,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF September, 2004

Notary Public

MY COMMISSION EXPIRES 10/15/06

Davidson County DEEDWARR
Recvd: 09/22/04 14:26 2pgs
Fees:13.00 Taxes:366.30
20040922-0114190

TRUDY MILLIKEN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

File No. 04-2296D

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
William C. Hineman and Elberta C. Hineman, husband and wife (NAME)	New Owner CASH (NAME)	136-3-C-54 CO
3848 Priest Lake Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	
Nashville, Tennessee 37217 (CITY) (STATE) (P.O. ZIP)	(CITY)(STATE) (ZIP)	

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, Frances I. Gurzinski, unmarried, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William C. Hineman and Elberta C. Hineman, husband and wife, 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. 7, on the plan of Heritage Village of Priest Lake Park Condominiums, Section 1, according to the Master Deed of record in Book 5097, page 855, as amended in Book 5192, Page 243, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Areas/Elements appurtenant to said Unit as set forth in said Master Deed, and more particularly described in Plat Book 4860, page 98, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Robert L. Gurzinski and wife, Frances I. Gurzinski, by Deed of Record in Book 9403, Page 458, Register's Office for Davidson County, Tennessee.
Robert L. Gurzinski having since died, vesting sole ownership in Frances I. Gurzinski as surviving tenant by the entirety.
Subject to any and all plats, easements, restrictions, and other matters of record.
The 2004 taxes have been prorated between the parties and will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.
The signature of Frances I. Gurzinski is signed by her duly appointed Attorney-in-fact Patricia G. Gedelman and Cathy Kennedy , pursuant to the Power of Attorney recorded as Instrument # _____, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 3848 Priest Lake Drive, Nashville, TN 37217.

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. Whenever 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 14th day of September, 2004.

Frances I. Gurzinski by Patricia Gedelman

Frances I. Gurzinski by Patricia G. Gedelman and Cathy Kennedy, Attorney-in-Fact

Frances I. Gurzinski by Cathy L Kennedy Attorney-In-Fact

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 Frances I. Gurzinski, unmarried, the bargainor(s), 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 purposes therein contained. Witness my hand and official seal, this 14th day of September, 2004.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, _____ (title) for _____ (corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 14th day of September, 2004.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Patricia G. Gedelman and Cathy Kennedy , attorney-in-fact for Frances I. Gurzinski , with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 14th day of September, 2004.

My Commission Expires: 10-15-06

_____
Notary Public

TRUSTEE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

Prepared by & Return to

Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282