

State of Tennessee
County of Rutherford

The actual consideration or value, whichever is greater, for this transfer is **$114,500.00.**

Debra Tankard
Affiant

Subscribed and sworn to before me, this the 28th day of October, 2004.

Mark S Moore
Notary Public

My commission expires: 2-20-2007
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Atwood & Moore
Attorneys at Law 2650C Memorial Blvd., Murfreesboro, TN 37129

Address of New Owner(s) as follows: **Debra Tankard**	Send Tax Bills To:	Map-Parcel Numbers **163-11-0-E-035.00 CO**
2940 Baby Ruth Lane, Unit 8	Same	
Antioch, TN 37013		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Signature Development, Inc., a Tennessee corporation

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

Debra Tankard

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:

BEING all of UNIT 8, ON THE PLAN OF OAK GROVE TOWNHOMES, according to plat of record in Instrument Number 200211260146722, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details as to location and description of said lot.

BEING a part of the same property conveyed to Signature Development, a Tennessee corporation of record in Instrument Number 200304250056111, of the Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to the master deed of record in Instrument Number 200209300118631, Instrument Number 200405110053732, Instrument Number 200405110053733; to the right of way in Book 3843, page 272, and, to any and all other matters as shown on plat of record in Instrument Number 200211260146722, of the Register's Office of Davidson County, Tennessee.

This is improved (X) Unimproved (____) property, known as **2940 Baby Ruth Lane, Unit 8, 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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 28th day of October, 2004.

Signature Development, Inc.

Brian Burns, President

Mike Parker, Secretary

Davidson County DEEDWARR
Recvd: 11/05/04 10:43 2pgs
Fees:13.00 Taxes:423.65

20041105-0133584

CORPORATE
STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Brian Burns, President** and **Mike Parker, Secretary, respectively** of **Signature Development, Inc.**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the **President** and **Secretary**, respectively of **Signature Development, Inc.**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by the said **Brian Burns** as **President and Mike Parker, Secretary, respectively**

Witness my hand, at office, this **28th** day of **October, 2004.**

Notary Public

My Commission Expires: 7-20-2007

MARK S. MOORE
NOTARY PUBLIC AT LARGE
RUTHERFORD CO., TENN.