Bk 5

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
413911 INTZ040417
Amy Sullivan

Davidson County DEEDWARR
Recvd: 11/08/04 10:48 3pgs
Fees:18.00 Taxes:710.40
20041108-0134163

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Julie L. Townsend	SAME	104-01-O-B-82.00CO
(NAME) 324 Normandy Circle	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37209	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Kelly J. Acree, a single woman have this day bargained and sold, and do hereby transfer and convey unto the said Julie L. Townsend
the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows:

See Attached Exhibit "A".

STATE OF
COUNTY OF Davidson *The actual consideration or value whichever is greater, for this transfer is $* 192,000.00

Affiant Kelly J. Acree

Subscribed and sworn to before me this the 5th *day of* November, 2004

Notary Public _____

My commission expires:

(Affix Seal)

WAYNE THOMAS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 24, 2005

This is unimproved ( ), known as 324 Normandy Circle, Nashville, TN 37209
improved X

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 our hand this 22nd *day of* October, 2004, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Kelly J Acree

Kelly J. Acree

STATE OF
COUNTY OF

Personally appeared before me, Linda Tucker, *a Notary Public in and for said County and State, Kelly J. Acree, the within named bargainor* Single *(fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* She *executed the within instrument for the purposes therein contained.*

Witness my hand, at office, this 22nd *day of* October, 2004.

Linda Tucker *(This area for official notarial seal)*

Notary Public
My Commission Expires: My Commission Expires Dec. 05, 2006

NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN

STATE OF
COUNTY OF

Personally appeared before me, _____, *a Notary Public in and for said County and State, , the within named bargainor* _____ *(fill in marital status), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* _____ *executed the within instrument for the purposes therein contained.*

Witness my hand, at office, this _____ *day of* _____, _____.

_____ *(This area for official notarial seal)*

Notary Public
My Commission Expires:

EXHIBIT "A"

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 324 on Lot No. 7 of the Normandy Place Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Normandy Place Condominiums, of record under Instrument No. 20020214-0019862 and as amended under Instrument No. 20020523-0063131, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Normandy Place Condominiums, for placement of Units, as shown on Exhibit "E" to the Master Deed of record under Instrument No. 20020214-0019862 and as amended by First Amendment to Master Deed of record under Instrument No. 20020523-0063131, said Register's Office, for a more complete identification and description of such unit.

Being the same property conveyed to Kelly J. Acree, unmarried, by Warranty Deed from Normandy Place, L.L.C., a Tennessee limited liability company, dated July 26, 2002, recorded July 29, 2002, of record in Instrument Number 200207290090677, Register's Office for Davidson County, Tennessee.

Property subject to:

The premises herein insured is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Sections 66-27-101 et seq. of the Tennessee Code Annotated, as amended, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favor of the other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertaking contained in the Master Deed establishing a Horizontal Property Regime of Normandy Place Comdominiums of record in Instrument Number 20020214-0019862, and amended under Instrument Number 20020523-0063131, in the Register's Office Davidson County, Tennessee, and the By-Laws appended thereto of record in Instrument Number 20020214-0019862, as amended in Instrument Number 20020523-0063131, in said Register's Office.