Davidson County DEEDWARR
Recvd: 11/19/04 12:31 2pgs
Fees:13.00 Taxes:362.23

20041119-0139156

WARRANTY DEED

B-CBB-04-163

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $97,900.00

Affiant

Subscribed and sworn to before me, this 12th DAY OF November, 2004.

Notary Public

MY COMMISSION EXPIRES: 1/27/05
(AFFIX SEAL)

SPENCER R. TALBOT NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lasonia Marable	NBank, N.A.	
163 Heritage Trace	(NAME) 136 Walton Ferry Road	42-11-B-44.00CO
(ADDRESS) Madison, Tennessee 37115	(ADDRESS) Hendersonville, TN 37075	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we SAMUEL R. MARABLE AND PRISCILLA A. MARABLE, MARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto LASONIA MARABLE, MARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

A Certain Condominium Apartment in Davidson County, Tennessee, being Lot No. 163 as shown by plat and survey of Section One, Heritage Village, a Horizontal Property Regime, of record in Book 4460, Page 110, Register's Office for said County, and described in the Master Deed of record in Book 4758, Page 179, as amended in Book 4808, Page 829, Book 5102, Page 383, Book 6380, Page 989, Book 6484, Page 287, Book 9645, Page 906 and Instrument Number 20040804-0093767, said Register's Office, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Samuel R. Marable and wife, Priscilla A., by Deed from Temco Land Co., In., dated June 29, 1994 of record in Book 9393, Page 622, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 163 Heritage Trace, Madison, Tennessee 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 12th day of November, 2004.

Samuel R. Marable

Priscilla A. Marable

STATE OF Tennessee
COUNTY OF Davidson

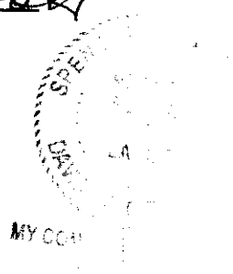
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Samuel R. Marable and Priscilla A. Marable, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 12th day of November, 2004.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903