Return to: Southern Land Title & Escrow
934 Oldham Drive, Ste 100-A
Nolensville, TN 37135

2nd

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/23/04 08:30 2pgs
Fees:13.00 Taxes:440.30

20041123-0140104

#192

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF NOVEMBER, 2004.

Notary Public

MY COMMISSION EXPIRES: My Commission Expi[illegible]
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL
Katherine L. Dozier	Chase Manhattan Mortgage Corporation	Map 142-05, G[illegible]
(NAME)	(NAME)	
210 Plantation Court	5409 Maryland Way, #202	Parcel 55.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, I, **SHELLEY L. DREIFUSS**, UNMARRIED, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KATHERINE L. DOZIER,** UNMARRIED, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING a certain condominium apartment in Davidson County, Tennessee, being Unit No. J-3 together with carport designated as J-3C on the plan of River Plantation, Section Two, of record in Book 4460, Page 136 and 137, Register's Office for the said County and to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Shelley L. Dreifuss by Quitclaim Deed from Joseph A. D'Souza, dated September 7, 2001, of record in Instrument No. 20010917-0100400, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2005 and subsequent years' taxes, a lien not yet due and payable; (b) all matters appearing on the plan of record in Book 4460, page 136-137, said Register's Office; and (c) Restrictions, Master Deed and Bylaws of record in Book 4611, page 353, Book 4661, page 334, Book 4661, page 379, Book 4691, page 906, Book 6354, page 676, Book 4784, page 464, Book 6392, page 321, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 210 Plantation Court, Nashville, TN 37221 (f/k/a 500 Plantation Court, Unit J-3, Nashville, TN 37221)
(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 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. 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.

In witness whereof, Jeremy Gourley, as attorney-in-fact for Shelley L. Dreifuss, pursuant to Power of Attorney recorded in Instrument No 20041123-0140103, Register's Office for Davidson County, Tennessee, does hereby authorize and sign in behalf of Shelley L. Dreifuss, this 12th day of November, 2004.

Shelley L. Dreifuss

Shelley L. Dreifuss by
BY: Jeremy Gourley, Attorney in Fact
Jeremy Gourley, Atty in Fact.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a notary of the state and county aforementioned, personally appeared, Jeremy Gourley, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Shelley L. Dreifuss, and who acknowledged that he executed the same as the free act and deed of Shelley L. Dreifuss.

Witness my hand and official seal at Nashville, Tennessee this 12th day of November, 2004.

Commission expires: 5/23/06

Brenda S. Lane

Notary Public

