REALTY TITLE 15
Box 488

File #200450485

Please Return To
REALTY TITLE & ESCROW
4721 ANDREW JACKSON PKWY
HERMITAGE, TN 37076

Davidson County DEEDWARR
Recvd: 01/03/05 10:28 2 pgs
Fees:13.00 Taxes:1850.00

20050103-0000292

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 500,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of December, 2004.

KEVIN STEINKE NOTARY PUBLIC AT LARGE WILSON CO. TENN.

Notary Public

MY COMMISSION EXPIRES: 9-16-07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carole E. Pierce and Pecola T. Pierce and Roberta Slukis	1st Trust Bank for Savings	Map 64-03-B
(NAME) 1008 Williams Way	P.O. Box 17257 (NAME)	Parcel 070.00
(ADDRESS) Old Hickory TN 37138	(ADDRESS) Memphis, Tennessee 38187-0257	
(CITY) (STATE) (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, **ROBERT W. ROBINSON AND SHERRY L. ROBINSON, HUSBAND AND WIFE,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **CAROLE E. PIERCE, UNMARRIED, PECOLA T. PIERCE, UNMARRIED AND ROBERTA SLUKIS, UNMARRIED, AS TENANTS IN COMMON WITH EXPRESSED RIGHTS OF SURVIVORSHIP,** 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 all of Lot No. 229, on the Final Plat of Phase Five, Section One, Brandywine Pointe, a Planned Unit Development as shown by plat appearing of record in Plat Book 7900, Page 618, as amended in Book 9308, Page 349, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Robert W. Robinson and Sherry L. Robinson, husband and wife, by Warranty Deed dated November 3, 1998 of record in Book 11194, Page 806, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Declaration of Covenants, Conditions and Restrictions of record in Book 8120, Page 170, as amended in Book 8671, Page 484 and in Book 9123, Page 648; Amendment to By-Laws of Brandywine Pointe Community Association, Inc. of record in Book 10721, Page 835; Charter for Brandywine Pointe Homeowners' Association of record in Book 9013, Page 39, as amended in Book 9117, Page 77; Land Lease for Clubhouse of record in Book 9128, Page 615; all matters shown on plat of record in Plat Book 7900, Page 618, as amended in Book 9308, Page 349; and any and all matters of record, all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 1008 Williams Way, Old Hickory, TN 37138
(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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantors agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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 our hands this 31st day of December, 2004.

Robert W. Robinson

Sherry L. Robinson

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Robert W. Robinson and Sherry L. Robinson who are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 31st day of December, 2004.

Notary Public

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

My Commission Expires: 7-23-05

(SEAL)

~~Mail After Recording To:~~
~~David W. Kious~~
~~Southern Title Services, LLC~~
~~4733 Andrew Jackson Pkwy., Suite 1-C~~
~~Hermitage, TN 37076~~