Davidson County DEEDWARR
Recvd: 02/28/05 15:46 2 pgs
Fees:13.00 Taxes:262.70
20050228-0021905

This Instrument Prepared By:
Gibson, Gregory & Gwyn, PLLC
201 Fourth Avenue, N. Suite 1900
Nashville Tennessee 37219

ADDRESS NEW OWNER:

Dung C. Tran
The N. Lieu
5515 Country Drive, #41
Nashville, TN 37211

SEND TAX BILL:

Union Planters Bank, N.A.
7130 Goodlett Farms Parkway
Cordova, TN 38016

MORTGAGEE:
Union Planters Bank, N.A.
7130 Goodlett Farms Parkway
Cordova, TN 38016

MAP AND PARCEL:
MAP 162-05-0-C
PARCEL 41 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantees named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Connie Davis Bushey**, ("Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Dung C. Tran and wife, The N. Lieu**, ("Grantee"), their heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee (the "Property"), described as follows, to wit:

> Land in Davidson County, Tennessee, being Unit No.41, on the plan of Hickory Valley Condominiums, of record in Plat Book 4460, page 27, Register's Office for said County, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Hickory Valley Condominiums, a horizontal property regime established by Master Deed of record in Book 4521, page 574, said Register's Office.
>
> Being the same property conveyed to Connie Rae Davis by deed from James Aubrey Conner, dated July 18, 1985, of record in Book 6614, page 990, said Register's Office. The said Connie Rae Davis has since married and is now known as Connie Davis Bushey.
>
> Glenn N. Bushey joins in the execution of this instrument to convey his interest in the property as spouse of Connie Davis Bushey.
>
> This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as 5515 Country Drive, #41, Nashville, TN 37211.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Grantee, their heirs, successors and assigns, forever; and Grantor, does covenant with Grantee that she are lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is unencumbered unless otherwise herein set out; and Grantor does further covenant and bind herself, her heirs, assigns and representatives, to warrant and

forever defend the title to the Property to Grantee, their heirs, successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 25th day of February, 2005.

Connie Davis Bushey

Connie Davis Bushey

Glenn N. Bushey

Glenn N. Bushey

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the state and county aforesaid, personally appeared Connie Davis Bushey and husband, Glenn N. Bushey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal this 25th day of February, 2005.

Notary Public

My Commission Expires: 1/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 24, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $71,000.00.

AFFIANT

Subscribed and sworn to before me
this 25th day of February, 2005.

NOTARY PUBLIC

My Commission Expires: 1/24/09

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 24, 2009