Davidson County DEEDWARR
Recvd: 04/28/05 14:13 2 pgs
Fees:13.00 Taxes:68.45
20050428-0047469

This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Jackie P. Hatcher
Carolyn E. Hatcher
601 Glen Park Cove
Nashville, TN 37217

SEND TAX BILL:
To Owner

MORTGAGEE:
ABM-AMRO Mortgage
8201 Innovation Way
Chicago, IL 60682

MAP AND PARCEL:
MAP 147-3-A
PARCEL 26.00 CO
06DU-80026

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Frances F. Wingo, unmarried hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Jackie P. Hatcher and wife, Carolyn E. Hatcher, as tenants by the entirety , 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 Unit B-10 on the Plan of Harding Place Condominium of record in Plat Book 5200, Pages 571 and 572, said Register's Office, to which plan reference is made for a more complete description, together with the apurtenant interest in the common elements of Harding Place Condominium, a horizontal property regime established by Master Deed of record in Book 6104, Page 725, said Register's Office.
>
> **Being the same property conveyed to Frances P. Wingo, unmarried, by deed from LAKEVIEW GROUP, INC. of record in Book 7979, Page 823, Register's Office for Davidson County, Tennessee.**
>
> This is the same description as in previous deed of record.

Taxes for 2005 have been pro-rated and assumed by Grantee.

This conveyance subject to Restrictions of record in Book 3072, Page 429, and Book 4000, page 531; Easements and setback lines of record in Book 3570, Page 75 and Book 3312, Page 560; Charter in Book 6031, Page 872; Covenants, Conditions and Restrictions and Agreements in Book in Book 6104, Page 725; and all matters appering on the Plan of record in Plat Book 2900, Page 91; Plat Book 3842, Page 35 and Plat Book 5200, Pages 571 and 572, said Register's Office.

This conveyance subject to mortgage of record in Book 7979, Page 823, as assigned and assumed by The Franklin Investor Group, Inc., of record in Book 7992, Page 21, said Register's Office.

This is improved property known as 441 Harding Place, Unit B-10, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jackie P. Hatcher and wife, Carolyn E. Hatcher, their heirs and assigns, forever; and I, Frances F. Wingo, unmarried do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the ~~22nd~~ 25th day of April, 2005.

Frances F. Wingo

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Frances F. Wingo, unmarried the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the ~~22nd~~ 25th day of April, 2005.

NOTARY PUBLIC

My Commission Expires: 3/22/2008

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 18,500.00.

AFFIANT

Subscribed and sworn to before me this ~~22nd~~ 25th day of April, 2005.

NOTARY PUBLIC
My Commission Expires: 3/22/2008