Davidson County DEEDWARR
Recvd: 04/28/05 15:52 2 pgs
Fees:13.00 Taxes:277.50

20050428-0047595

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $75,000.00

Affiant

Subscribed and sworn to before me, this 20th day of April, 2005.

Notary Public
My commission expires: 9/20/08

AMY LEATHERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

02-0504-43820

Address of New Owner:	Send Tax Bills to:	Tax Information
Eric E. Trenkmann	New Owner	117-38-87
2601 Hillsboro Road Unit F-8		
Nashville TN 37212		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, William R. Stejskal and wife, Ramona F. Stejskal, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Eric E. Trenkmann and wife, Mary Trenkmann, hereinafter called the Grantees, their successors 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 No. F-8, Parcel No. 87, of The Villager Condominiums, of record in Book 5200, Page 154, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to William R. Stejskal and wife, Ramona F. Stejskal by deed dated 9/28/88 of record in Book 7675, Page 968 and by deed dated 9/14/94 of record in Book 9486, Page 915, Register's Office for Davidson County, Tennessee.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2601 Hillsboro Road Unit F-8, Nashville, TN 37212

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 20th day of April, 2005.

William R. Stejskal
By: William Stejskal, III, Attorney in Fact

Ramona F. Stejskal
By: William Stejskal, III, Attorney in Fact
by Wm Stejskal III, attorney in fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, William Stejskal, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that _he executed the within instrument for the purposes therein contained, and who further acknowledged that _he is the attorney in fact for William R. Stejskal and Ramona F. Stejskal and that _he is authorized by William R. Stejskal and Ramona F. Stejskal to execute this instrument on their behalf.

Witness my hand in Brentwood, TN, this 20th day of April, 2005.

MARK BLAKNEY LEEDY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE My Commission Expires

Notary Public
State of Tennessee at Large

My Commission expires 4/14/05