Record & to:
Return to:
Smith. Shaker. Assoc.
840 Conference Dr. Ste 4
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $289,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF June, 2005.

Notary Public
MY COMMISSION EXPIRES:
File No. G5-4062D

Davidson County DEEDWARR
Recvd: 06/07/05 13:54 2 pg
Fees:13.00 Taxes:1072.63
20050607-0065023

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Ashly H. Brick and Samuel G. Brick (NAME)	Countrywide Home Loans, Inc. (NAME)	172-14-A-105 co
1305 Wexford Downs Lane (STREET ADDRESS	801 Crescent Center Dr., #510 (STREET ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Franklin, TN 37067 (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 HEREBYACKNOWLEDGED, WE, **Heritage Builders, LLC**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Ashly H. Brick and Samuel G. Brick, husband and wife** 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 lying in the Sixth Civil District of Davidson County, Tennessee being Lot No. 34 on the Final Plat of Section Three of Wexford Downs of record as Instrument No. 200008100079246 in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Heritage Builders, LLC , by Deed from Wexford Downs, LLC, dated August 20, 2004, of Record as Instrument No. 200408260103506, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The 2004 taxes have been paid by the Grantor and have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

unimproved ( )
This is improved (XX) property, known as 1305 Wexford Downs Lane, 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 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. Whenever 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/our hand(s) this 3rd day of June, 2005.

Heritage Builders, LLC

C. Wayne Meadows, Chief Manager

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named C. Wayne Meadows, Chief Manager (title) for Heritage Builders, LLC (corporation), with whom I am personally acquainted, and who acknowledged that C. Wayne Meadows executed the within instrument for the purposes therein contained, and who further acknowledged that C. Wayne Meadows is the Chief Manager (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 3rd day of June, 2005.

My Commission Expires: 4/3/06

D. TODD SHOLAR STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

TATE OF TENNESSEE

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.ASSOCIATES.PLLC.
P.O.BOX 663
GALLATIN, TN 37066