Davidson County DEEDWARR
Recvd: 06/21/05 09:12 2 pgs
Fees:13.00 Taxes:247.53

20050621-0070844

RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP)43947

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 66,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF JUNE, 2005.

Notary Public

MY COMMISSION EXPIRES: 11-25-0

RHONDA GOLDEN-WOODS TENN Notary Public At Large DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :
RONALD MAC MORGAN
21 Vaughns Gap Road, #J156
Nashville, Tn 37205

SEND TAX BILLS TO:
American mtg. network
10421 Waterridge Circle #250
San Diego, CA 92121

MAP-PARCEL
129-15A-156

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 **I, KAY L. DRAKE, Unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **RONALD MAC MORGAN and PAMELA C. MORGAN, 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 in Davidson County, Tennessee, being Lot No. 156 of Belle Meade Highlands Condominiums, created under Title 66, Chapter 27 Section 101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Plat Book 7091, Page 302, Register's Office for said County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth unit in Exhibit A of said Deed. Reference is hereby made to the Plat Belle Meade Highlands Condominiums as set forth in Exhibit A-2 of said Master Deed to which reference is hereby made for a more complete description.

Being the same property conveyed to Kay L. Drake, Unmarried, by deed from Michele Dillashaw, Unmarried, of record in Instrument Number 20031112-0165423, Register's Office for Davidson County, Tennessee.

This is improved property known as **21 Vaughns Gap Road, J156, Nashville, Tennessee 37205**

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. 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 15th DAY OF JUNE, 2005

Kay L. Drake

KAY L. DRAKE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named KAY L. DRAKE, 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 instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this 15 day of June, 2005.

NOTARY PUBLIC

My Commission Expires: 3/25/06

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.