# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 06/21/05 13:23 2 pg
Fees:13.00 Taxes:462.87
20050621-0071155

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is **$125,100.00.**

Affiant

Subscribed and sworn to before me, this the 14th day of June, 2005.

Notary Public

My commission expires: 3/10/07
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **John N. Kirkland**<br>**Sherryl A. Kirkland** | **SAME** | **142-06-0-C-26.00 CO** |
| **816 Williamsburg West Drive** | | |
| **Nashville, TN 37221** | | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

**Rashella A. Masters, unmarried**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

**John N. Kirkland and wife, Sherryl A. Kirkland**

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:

**A certain condominium apartment in Davidson County, Tennessee, being Unit No. 18A on the Plan of Section 5 Doral Country Villa, of record in Book 5050, page 93, Register's Office for said County, which Plan and record thereof are incorporated herein and made a part of by reference.**

**Being the same property conveyed to Rashella A Masters, unmarried, by Deed from Semyon Fridman and wife, Galina Golovina, dated 06/25/2001, of record in Book 20010628-0068399, Register's Office for Davidson County, TN.**

**Restrictions, Easements, and all matters of record on subdivision plat recorded in Book 5050, page 93; Master Deed in Book 5011, page 395 and Amended in Book 5015, page 251, Book 5194, page 134, and Book 5194, page 136; By-Laws in Book 5011, page 429; and Charter in Book 5220, page 112, for said county.**

This is improved (__X__) Unimproved (____) property, known as **816 Williamsburg W Drive, Nashville, TN 37221**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further convenant 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/our hand(s) this **14th** day of **June, 2005.**

Rashella A. Masters by JNK as attorney in fact
**Rashella A. Masters**

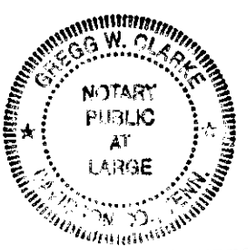
**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, the undersigned Notary Public in and for said County and State, the with named **John E. Robinson** as Power of Attorney for **Rashella A. Masters**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the with instrument for the purposes therein, contained and who further acknowledged that **John E. Robinson** is the Power of Attorney of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this **14th** day of **June, 2005.**

_____
**Notary Public**

**My Commission Expires:**_____




MY COMMISSION EXPIRES:
JANUARY 28, 2006