WARRANTY DEED

JAY H. SMITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $120,000.00

Bonnie M. Mayfield
Affiant

Subscribed and sworn to before me this 24th day of June, 2005

Notary Public

MY COMMISSION EXPIRES: 5/28/06
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 07/05/05 14:10 2 pgs
Fees:13.00 Taxes:444.00

20050705-0076892

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bonnie M. Mayfield	American Home Mortgage Acceptance, Inc.	162-09-B
(NAME)	(NAME)	(MAP)
5600 Country Drive Unit 155	7142 Columbia Gateway Dr.	68.00
(ADDRESS)	(ADDRESS)	(PARCEL)
Nashville, TN 37211	Columbia, MD 21046	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Henry E. Nangle and wife Mary Margaret Nangle, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Bonnie M. Mayfield, unmarried, hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A certain condominium apartment in Davidson County, TN, described as Unit No. 155 of Hickory Valley Condominiums, Phase III, Revised, a Condominium, a Horizontal Property Regime, located on Country Drive, Nashville, TN, as shown on the plat of Hickory Valley Condominiums, Phase III, Revised, Condominium apartments, recorded in Book 5050, page 94 and Book 5200, page 110, said Register's Office, and described in a Master Deed recorded in Book 4918, page 116 as amended in Book 4958, page 346, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Hickory Valley Condominiums, Phase II, Revised, Condominium Apartments contained in the Master Deed recorded in Book 4918, page 116 as amended in Book 4958, page 346, and By-Law appended thereto, Register's Office for Davidson County, TN, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Henry E. Nangle and wife Mary Margaret Nangle by deed from Lawrence T. Keaton, Executor of the Estate of Ruth R. Keaton, dated August 30, 1991, of record in Book 8436, page 381, Register's Office for Davidson County, TN.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 5600 Country Drive Unit 155, Nashville, Tennessee 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. 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 24th day of June, 2005.

Henry E. Nangle
Henry E. Nangle

Mary Margaret Nangle
Mary Margaret Nangle

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Henry E. Nangle; Mary Margaret Nangle with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 24th day of June, 2005.

Notary Public

My Commission Expires: 5/28/06

JAY H. SMITH
NOTARY PUBLIC AT LARGE
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