This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
6050366

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 07/05/05 16:09 3 pg
Fees:18.00 Taxes:621.60

20050705-0077065

Send Tax Bills To:
Same

New Owner is:
Nan Hawkins
705 Rocky Mountain Court
Antioch, TN 37013

MAP: 135-14-O-A
PARCEL: 60.00 CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **David E. Gilg and Shaye R. Gilg, husband and wife**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Nan Hawkins , a single woman** , hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 117 on the Plan of Pinnacle Point Subdivision, Phase III, of record in Book 6900, pages 391-393, said Register's Office for said County; to which reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to David E. Gilg and Shaye R. Gilg, husband and wife by Warranty Deed from Buford Walker and Louise H. Walker dated June 21, 1994, recorded June 21, 1994, in Book 9384, page 906, Register's Office for Davidson County, Tennessee.

This is property with a common address of 705 Rocky Mountain Court, Antioch, TN 37013.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING:

1) The Plan of Record in Book 6900, page 391, 392, and 393, said Register's Office and all matters therein; 2) Restrictive Covenants of record in Book 6405, page 169, said Register's Office; 3) By-Laws of record in Book 6900, page 391, 392, and 393 and in Book 7032, page 761, said Register's Office; 4) Master Deed of record in Book 7032, page 730, said Register's Office; 5) Declaration of Covenants, Conditions and Restrictions of record in Book 7032, page 733, as amended in Book 7067, said Register's Office; 6) Storm Water and Detention Joint Maintenance Agreement of record in Book 6865, page 79, said Register's Office; 7) Storm Water and Detention Agreement of record in n Book 6594, page 983, in Book 7274, page 505, and in Book 7424, page 953, said Register's Office; 8) Easement to South Central Bell Telephone Company of record in Book 6803, page 287, said Register's Office; 9) Sewer Easement to Serve Apollo Square of record in Book 6825, page 683, said Register's Office.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

_____ Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 27 day of June, 2005.

GRANTOR:

David E. Gilg

Shaye R. Gilg

Shaye R. Gilg

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **David E. Gilg and Shaye R. Gilg**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 29 day of June, 2005.

_____
Notary Public

BYTHE BOND SANDERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:_____

My Commission Expires Nov 23 2005

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $168,000.00.

Affiant

SWORN TO and subscribed before me this 29 day of June, 2005

NOTARY PUBLIC

DYLITHE DOND SANDERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: My Commission Expires Nov. 25, 2006