This Instrument Prepared By:

Marshall L. Hix, Esquire
HIX & GRAY, PLC
1620 AmSouth Center
Nashville, Tennessee 37238-1620

Davidson County DEEDWARR
Recvd: 09/07/05 09:01 2 pgs
Fees:13.00 Taxes:231.25

20050907-0107049

Address New Owner	Send Tax Bills To:	Map & Parcel Nos.:
Laura A. Kiser **Post Office Box 160525** **Nashville, TN 37216**	**SAME**	**Map 072-12-0** **Parcel 056.00**

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **KENNETH W. HACKNEY, SR. and LINDA DARLINE HACKNEY, as tenants in common with the right of survivorship** (herein referred to as "Grantor") have this day bargained and sold and, by these presents, does hereby transfer and convey unto **LAURA A. KISER, AN SINGLE PERSON** (herein referred to as "Grantee"), her heirs and assigns, forever in fee simple, the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 119 on the Map showing the Subdivision of the Waters Place, as of record in Book 332, pages 136 and 137, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot.

Being the same property conveyed to Kenneth W. Hackney, Sr. and Linda Darline Hackney, as tenants in common with right of survivorship, by Warranty Deed from Mabel D. Williams, unmarried, of record as Instrument No. 20020806-0094298, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said Grantee, their heirs and assigns, in fee simple, forever.

Grantor covenants with the Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful right to sell and convey the same, and that the property is free from any lien or encumbrance whatsoever, except for applicable subdivision plans, zoning and building regulations, all visible easements, restrictions and limitations of record, and 2005 real estate taxes, which are prorated.

Grantor further covenants with the Grantee and binds themselves, their heirs and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, her heirs and assigns, against the lawful claims and demands of all persons whomsoever.

WITNESS as of the 30th day of August, 2005.

Kenneth W. Hackney, Sr.

Linda Darline Hackney

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $62,500.00.

AFFIANT

Subscribed and sworn to before me, this 30th day of August, 2005.

NOTARY PUBLIC

My Commission Expires:
September 20, 2008

MARSHALL L. HIX
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Perscnally appeared before me, a Notary Public, Kenneth W. Hackney, Sr. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 30th day of August, 2005.

Notary Public

My Commission Expires:
9-20-2008

MARSHALL L. HIX
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Linda Darline Hackney, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 30th day of August, 2005.

Notary Public

My Commission Expires:
9-20-2008

MARSHALL L. HIX
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008