Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
Brentwood, TN 37027

Davidson County	DEEDWARR
Recvd: 09/08/05 15:53	2 pgs
Fees:13.00 Taxes:499.50	
20050908-0108390	

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $135,000.00

Nardina Rivera
Affiant

Subscribed and sworn to before me, this 6th day of September 2005.

Notary Public
My commission expires: My Commission Expires March 22, 2008

Address of New Owner:	Send Tax Bills to:	Tax Information
Zenardra V. Hatcher	NBANK, NA	176-05-0-B/171.00
5105 Brookstone Ct.	55 MERCHANT STREET, STE 300	
Antioch TN 37013-0000	CINCINNATI, OH 45246	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Ismael Rozh an unmarried person hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Zenardra V. Hatcher hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 5 on the Plan of Hickory Woods Estates Section C Phase II of record in Book 9700 Page 952 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Ismael Rozh by deed from William B. Ewing of record in Instrument No. 20030728-0104601 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

This conveyance is made subject to the following: 1) 2005 taxes a lien which are not yet due and payable. 2) All matters appearing on plan of Hickory Woods Estates Section C Phase II of record in Book 9700 page 952, Register's Office for Davidson County, Tennessee 3) Charter of Hickory Woods Estates Homeowner's Associaiton of record in Book 9680 Page 319 4) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 9678 page 187 and amended in Book 9764 Page 44 and Book 11180 page 802 and in any allied instruments(s) referred to in said restrictions. 5) Bylaws for Hickory Woods Estates Homeowners Association of record in Instrument Nos. 20010614-0062710; 200001207-0120450 and 20011015-0111957 6) Easement for sanitary sewer of record in Book 6954 page 24 and Book 9700 page 311 7) Rules and Regulations of record in Instrument No. 20010614-00652709 8) Easement for benefit of Nashville Gas of record in Book 5909 page 915 and Book 5897 page 224 9) Easement for water/sewer in Book 8169 page 564 and Book 8169 page 588 10) Deed of Trust from to , Trustee for , dated , filed for record on in , in the principal sum of $. 11) No insurance is provided as the number of acres

This property is improved property known as 5105 Brookstone Ct., Antioch, Tennessee 37013-0000

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 15 day of September, 2005.

Ismael Rozh

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ismael Rozh , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 15 day of September, 2005.

Notary Public

My Commission expires: 4/2/08

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FILE NO: WG1189