Davidson County DEEDWARR
Recvd: 11/08/05 11:00 2 pgs
Fees:13.00 Taxes:259.00

20051108-0135209

WARRANTY DEED

ADAM LAFEVOR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,000.00

Affiant

Subscribed and sworn to before me, this 1st DAY OF November, 2005.

Notary Public

G-MF-05-3600

My Commission Expires NOV. 22, 2008

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary E. Fitzpatrick	New Owner (NAME)	
3600 Hillsboro Road, C-4		117-11-B-36.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we MARGIE H. JORDAN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MARY E. FITZPATRICK AND THOMAS J. FITZPATRICK, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit C-4, THE VILLAGER EAST CONDOMINIUM APARTMENTS, REVISED, as shown on plat of record in Plat Book 5200, Page 235, as established under Master Deed of record in Book 5457, Page 298, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Vernon T. Jordan and wife, Margie D. Jordan by Deed from Andrews Properties, Inc. and Cherokee Properties, Inc., recorded on the 18th day of December, 1979 in Deed Book 5545, Page 376, in the Register's Office of Davidson County, Tennessee. The said Vernon T. Jordan having since died, leaving Margie D. Jordan the surviving tenant by the entirety.

This conveyance is subject to a) 2005 property taxes; b) instruments of record in Book 5200, Page 235; Book 5457, Page 298; Book 5553, Page 336; Book 5450, Page 744, said register's office; and c) any and all existing easements and restrictions as shown of record not stated herein.

unimproved ( )
This is improved (X) property, known as 3600 Hillsboro Road, C-4, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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; and we do covenant with the said GRANTEE(S) 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 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/our hand(s) this 1st day of November, 2005.

Margie H. Jordan

Margie H. Jordan

STATE OF Tennessee
COUNTY OF Davidson

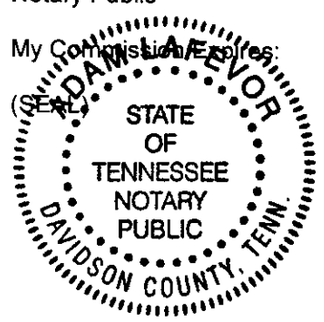
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Margie H. Jordan, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument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

Witness my hand and official seal, this the 1st day of November, 2005.

Notary Public

My Commission Expires:

(SEAL)



My Commission Expires NOV. 22, 2008

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903