BOX #14A

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 11/14/05 10:58 2 pgs
Fees:13.00 Taxes:850.63

20051114-0136996

State of Tennessee)
County of Davidson)

G#19292-2

The actual consideration or value, whichever is greater, for this transfer is **$229,900.00**.

Affiant

Subscribed and sworn to before me, this the 8th day of November, 2005.

Notary Public

My commission expires: 3/22/09

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
ALBERT A. SCHMID and AMY G. SCHMID	**"NEW OWNERS"**	**Map 142-16-0-G Parcel 008.00**
108 Hicks Road		
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JACQUELINE DeFIORE FRAZIER and husband, THOMAS M. FRAZIER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ALBERT A. SCHMID and wife, AMY G. SCHMID

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Unit No. 8 on the Plan of Devon Close Town Homes, a Private Element Planned Unit Development, as of record in Book 9700, Page 86, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Jacqueline DeFiore, unmarried, by Warranty Deed dated May 22, 1998, from Eric J. Blihovde, married (joined by his spouse, Amy B. Blihovde), of record in Book 10954, Page 908, Register's Office for Davidson County, Tennessee. The said Jacqueline DeFiore having since married and is now known as Jacqueline DeFiore Frazier or Jacqueline D. Frazier.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 7517, Page 283, and amended in Book 7517, Page 367, in Book 8180, Page 222, in Book 8712, Page 618, in Book 8712, Page 620, in Book 8796, Page 410, in Book 8796, Page 416, in Book 9150, Page 182, in Book 9492, Page 954, in Book 9492, Page 600, and in Book 10692, Page 750, said Register's Office; By-Laws of record in Book 7517, Page 344, and amended in Book 8180, Page 232, and in Book 10692, Page 753, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor herein.

THOMAS M. Frazier, spouse of the above named Jacqueline DeFiore Frazier, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the hereinabove described property, especially his marital rights.

This is IMPROVED (__X__) unimproved (____) property, known as: **108 Hicks Road, Nashville, TN 37221**.

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 our hands this **8th** day of **November, 2005.**

JACQUELINE DeFIORE FRAZIER

THOMAS M. FRAZIER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at Nashville, Tennessee, this **8th** day of **November, 2005.**

Notary Public

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

My Commission Expires: 3/22/09

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at Nashville, Tennessee, this **8th** day of **November, 2005.**

Notary Public

SHARON S. PATTERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 7/19/08