THIS INSTRUMENT PREPARED BY:
GARY S. RUBENSTEIN
SCHULMAN, LeROY & BENNETT, P.C.
P.O. BOX 190676
NASHVILLE, TN 37219-0676

Davidson County DEEDWARR
Recvd: 12/06/05 14:48 2 pgs
Fees:13.00 Taxes:277.13
20051206-0146877

WARRANTY DEED

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP PARCEL NO.
Susan G. Roy-Sabourin **8209 Maryland Lane** **Brentwood, Tennessee 37027**	Same	Map 147-7-B Par. 027 CO

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $74,900.00.

Affiant

Sworn and subscribed before me, this 30 day of November, 2005.

Notary Public

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES AUGUST 20, 2006

Commission Expires:
8/20/06

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Shirley M. Misconi, a single person, referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto Susan G. Roy-Sabourin, hereinafter referred to as Grantee, her heirs, successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follow, to-wit:

Unit No. F-27, Parcel 27, in Woodlea Place Townhomes as of record in Book 5050, page 101, Register's Office for said County to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Shirley M. Misconi by deed from Jack Kemp, Secretary of Housing and Urban Development, of Washington, D.C., of record in Book 8639, page 421, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants and Restrictions of record in Book 5197, page 544, Register's Office for Davidson County, Tennessee and By-Laws of record in Book 5197, page 585, Register's Office for Davidson County, Tennessee.

This is improved property known as 4958 Edmondson Pike, Unit F-27, Nashville, Tennessee 37211.

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, her heirs, successors and assigns forever, and I do covenant with the said Grantee that I am seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as above set forth, and taxes for the year 2005 which the Grantee herein assumes and agrees to pay.

And Grantor does further covenant and bind himself, her heirs and assigns, to warrant and forever defend the title to said land to the said Grantee, her heirs, successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 30th day of November, 2005.

Shirley M. Misconi, a single person

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Glenn S. MacBeth, a Notary Public in and for said County and State, the within named Shirley M. Misconi, a single person, 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 purpose therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 30th day of November, 2005.

Notary Public

Commission Expires:

8/20/06

GLENN S. MACBETH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES AUGUST 20, 2006