Davidson County DEEDWARR
Recvd: 03/06/06 09:42 2 pgs
Fees:13.00 Taxes:536.13

20060306-0025405

Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy.
Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $144,900.00

Affiant

Subscribed and sworn to before me, this 27th day of February, 2006.

Notary Public
My commission expires: ~~11/27/06~~ 7/21/07

DAVID C. KREMER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

[illegible]-Stewart, Inc.
120 Donelson Pike, Ste 201
Nashville, TN 37214
(615) 883-[illegible] (615) 883-7542

15-0602-150644

Address of New Owner:	Send Tax Bills to:	Tax Information
Misty Douglas 1753 Stone Hollow Court Hermitage TN 37076	SAME	64-16-0-D-019

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jennifer A. Thomason now Flicek, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Misty Douglas, * hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

* unmarried woman

Land in Davidson County, Tennessee, being Lot No. 206, on the Plan of Section One, Truxton Park, of record in Instrument No. 20001026-0106272, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jennifer A. Thomason by deed from Beazer Homes Corp., dated 6-27-01, of record in Instrument No. 20010702-0069848, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Michael R. Flicek, spouse of Grantor, joins in the execution of this instrument for the purpose of conveying his marital interests, if any, in the subject property.

This property is improved property known as 1753 Stone Hollow Court, Hermitage, TN 37076

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 27th day of February, 2006.

Jennifer A. Thomason Flicek

Michael R. Flicek

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jennifer A. Thomason Flicek and Michael R. Flicek, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, TN, this 27th day of February, 2006.

State of Tennessee at Large

RYAN TRAMMEL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission expires 2-1-09