Davidson County DEEDWARR
Recvd: 04/11/06 11:22 2 pgs
Fees:13.00 Taxes:456.73

20060411-0041605

OLD REPUBLIC
National Title Insurance Company
201 Fourth Avenue North Suite 150
Nashville, Tennessee 37219-2011

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,440.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF March 2006.

NOTARY PUBLIC

My Commission expires:

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Record and Return to:
Prestige Title, LLC
1600 Westgate Circle, Ste 200
Brentwood, TN 37027

THIS INSTRUMENT PREPARED BY
Devereaux Cannon, Attorney 201 Fourth Avenue North, Suite 150 Nashville, Tennessee 37219-2011

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
THEODORE CHRIS MILJEVICH	Charter Funding	Map:128-13-0A340.00 CO Parcel: 128-13-0A340.00
(NAME) 340 WESTFIELD DRIVE	(NAME) 6620 Via Del Oro	Map: Parcel:
(ADDRESS) NASHVILLE, TN 37221	(ADDRESS) San Jose, CA 95119	Map: Parcel:
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FILE # 06030241

Warranty Deed

For and in Consideration Of the sum of $10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

TROY FLEMING , a single person

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

THEODORE CHRIS MILJEVICH

hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Apartment Unit No. 340 of Westfield Condominium created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6678, page 771, as amended in Book 6736, page 110, and further amended in Book 6801, page 962, and further amended in Book 6831, page 982, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to TROY FLEMING, by deed from JULIAN D. MAXEDON AND CHRISTINE MAXEDON, of record as Instrument No. 20041025-0128301, dated October 19, 2004, said Register's Office.

This is improved property known as 340 WESTFIELD DRIVE, Nashville, Tennessee 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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 30th day of March, 2006.

TROY FLEMING

STATE OF TENNESSEE

COUNTY OF

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

Witness my hand and official seal at the office this 30th day of March, 2006.

NOTARY PUBLIC

My Commission expires: 11-25-06

BRANDY K. PIRK
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 25, 2006