03

Realty Title
78-4

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102
Nashville, TN 37215

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $90,000.00

Affiant

Subscribed and sworn to before me, this 10th day of April, 2006.

Notary Public
My commission expires:

03-0602-33444

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Keith W. Heifner 5515 Country Drive, #3 Nashville TN 37211	New Owner	162-05-0-C-003.00CO

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, David Carl Davis, unmarried, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to Keith W. Heifner and wife, Rebecca S. Heifner, 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:

> Land in Davidson County, Tennessee, being Unit No. A-3 of Hickory Valley Condominiums, a horizontal property regime established by Master Deed of record in Book 4521, Page 574; Book 4659, Page 32; Book 4890, Page 372; Book 4918, Page 116; Book 4937, Page 429; Book 4958, Page 346; Book 4659, Page 32; Book 5001, Page 394; Book 8466, Page 263; Book 10597, Page 675; and Book 10645, Page 743, the Plat of which is of record in Plat Book 4460 at Page 27, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to David Carl Davis by deed from Secretary of Veterans Affairs, dated 4-18-96, of record in Book 10024, Page 879, 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.
>
> This property is improved property known as 5515 Country Drive, #3, Nashville, TN 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 Grantees, their heirs, successors and assigns, forever. Grantor covenants with Grantees that Grantor is 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.

Davidson County DEEDWARR
Recvd: 04/17/06 15:43 2 pgs
Fees:13.00 Taxes:333.00
20060417-0043593

WITNESS my hand this 10th day of April, 2006.

David Carl Davis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, David Carl Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 10th day of April, 2006.

Diane K. Mann
State of Tennessee at Large

My Commission expires 02/22/09

