WARRANTY DEED

Record & Return To:
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

Davidson County DEEDWARR
Recvd: 05/17/06 14:16 2 pgs
Fees:13.00 Taxes:1258.00

20060517-0057958

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $340,000.00.

Priscilla S. Tise
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 11TH DAY OF MAY, 2006.

Brenda L. Dickson
Notary Public

MY COMMISSION EXPIRES: 5-23-06
(AFFIX SEAL)

NOTARY PUBLIC DICKSON COUNTY TENN. STATE OF TENNESSEE Exp. 5/23/06

THIS INSTRUMENT WAS PREPARED BY
Founders Title and Escrow, LLC, 1912 21st Avenue South, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bruce Heiser	owner	
(NAME)	(NAME)	Map 160-10
411 Enclave Court		
(ADDRESS)	(ADDRESS)	Parcel 2.00
B'wood TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and 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, **WILLIAM R. TISE AND WIFE, PRISCILLA S. TISE**, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **BRUCE HEISER**, hereinafter called the Grantee, his 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 Lot No. 215 on the Plan of Oak Hill Estates, Section II, as of record in Book 4460, Page 36-38, Register's Office for Davidson County, Tennessee, to which plan reference is herein made for a more detailed description.

Being the same property conveyed to William R. Tise and wife, Priscilla S. Tise, by Warranty Deed dated October 7, 1981, from Merrill Lynch Relocation Management, Inc., a California corporation, of record in Book 5820, page 695, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) 2006 property taxes which have been prorated and assumed by the Grantee; (b) all matters appearing on the plan of record in Book 4460, Pages 36-38, said Register's Office; and (f) all applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 5409 Forest Acres Drive, Nashville, TN 37220

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, his heirs and assigns forever; and we do covenant with the said Grantee 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 Grantee, his 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 11th day of May, 2006.

William R. Tise

Priscilla S. Tise

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 William R. Tise and wife, Priscilla S. Tise, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they/he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee on this 11th day of May, 2006.

Commission expires: 5-23-06

Notary Public

