WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/24/06 09:23 2 pgs
Fees:13.00 Taxes:370.00
20060824-0104269

DAPHNE M. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$100,000.00.**

Affiant

Subscribed and sworn to before me this 23 day of August, 2006

Notary Public
My Commission expires: 11-14-09
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Margie A. Atnip	New Century	108-16-0-281.00
3103 Priestwoods Drive	229 Huber Village Blvd. #200	
Nashville, TN 37214	Westerville, OH 43081	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Jeffrey K. King, unmarried**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Margie A. Atnip, unmarried**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 78-B, on the Zone Lot Division of Lots 6, 75, 76, 77, and 78, Lakeview Hills Subdivision, Section 4, of record in Book 6250, page 533 and amending Plat Book 5200, page 642, and Book 6488, page 411, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jeffrey K. King, unmarried, by deed from Alphonso Jackson, Actin Secretary of Housing and Urban Development, of Washington, D.C., on January 28, 2004, of record in Instrument Number 20040205-0014269 and Re-recorded in Instrument Number 20040224- 0020922, Register's Office for Davidson County, Tennessee.

The property is subject to the following:

- Taxes and assessments for the year 2006 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 108-16-0-281.00.
- Subject to all matters as shown on the Plan of record in Plat Book 6250, page 533, and amended in Book 5200, page 642, and Book 6488, page 411, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 6431, page 298, Register's Office for Davidson County, Tennessee.

This is improved property known as: **3103 Priestwoods Drive, Nashville, TN 37214**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 August 23, 2006.

Jeffrey K. King

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Jeffrey K. King, unmarried** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at office this August 23, 2006

My commission expires 01-05-2010

Natalie Marsh
Notary Public

