Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #06-1376

Davidson County DEEDWARR
Recvd: 09/12/06 12:17 2 pgs
Fees:13.00 Taxes:458.80
20060912-0112890

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned George K. Hearn and wife, Andrea L. Hearn, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Marshall B. Stiles, unmarried hereinafter called the Grantee, Grantee's 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 Unit 4425 as shown on Exhibit "C" of the Master Deed of Southfork Condominiums, Phase One, of Record in Book 6783, Page 839, Register's Office for said County, to which plan reference is hereby made for a more complete description

Being the same property conveyed to George K. Hearn, unmarried by deed from Barry Construction Co. of record in Book 7030 page 501 dated October 21, 1986, Register's Office for Davidson County, Tennessee.
Andrea L. Hearn joins in the execution of this instrument to convey any and all rights she may have in the subject property, including her marital rights.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 4425 South Trace Boulevard, Old Hickory TN, 37138.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 31st day of August, 2006

George K. Hearn

andrea hearn
Andrea L. Hearn

State of Tennessee)
County of Davidson)

On this 31 day of August, 2006, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named George K. Hearn and Andrea L. Hearn, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7-25-09

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 124,000.00.

X

Affiant

Sworn and subscribed before me on this the 31 day of August, 2006.

Notary Public

My Commission Expires: 7-25-09

NEW OWNER:
Marshall B. Stiles
4425 South Trace Boulevard
Old Hickory, TN 37138

RESPONSIBLE FOR TAX PAYMENT:
Stiles
4425 South Trace Blvd
Old Hickory, TN. 37138

TAX MAP-PARCEL #:
064 09 0A 130.00CO