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Prepared by:
Realty Title & Escrow Company, Inc.
206 B Cool Springs Blvd., Suite 206
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $94,800.00

Affiant

Subscribed and sworn to before me, this 15th day of August, 2007.

Notary Public
My commission expires: 9-19-09

SONYA SULLIVAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT 19, 2009

SIDWELL & BARRETT, P.C.
121 1st Avenue South, Suite 250
Franklin, TN 37064

07-0707-83370

Address of New Owner:	Send Tax Bills to:	Tax Information
Laura L. Gerrity 5515 Country Drive #3 Nashville TN 37211	New Owner	162-05-0-C-003

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, **Keith W. Heifner and wife, Rebecca S. Heifner**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Laura L. Gerrity**, 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 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 Keith W. Heifner and wife, Rebecca S. Heifner by deed from David Carl Davis, unmarried, dated April 10, 2006, recorded April 17, 2006, of record in Instrument No. 20060417-0043593, 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. Grantors covenant with Grantees that Grantors are 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: 08/20/07 11:23 2 pgs
Fees:13.00 Taxes:350.76
20070820-0099281

WITNESS my hand this 15th day of August, 2007.

Keith W. Heifner

Rebecca S. Heifner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand in Franklin, TN, this 15th day of August, 2007.

Deborah K. Devine
State of Tennessee at Large

My Commission Expires: 11/22/08

