Davidson County DEEDWARR
Recvd: 07/11/08 14:54 2 pg
Fees:13.00 Taxes:377.03

20080711-0071554

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $101,900.00

Kathy Sullivan
Affiant

Subscribed and sworn to before me, this day of July, 2008.

Renee Thorne
Notary Public
My commission expires: 3-10-11

RENEE THORNE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

02-0804-46011

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Linda Curley	Same as New Owner	136-03-0-A-001.00
4000 Anderson Road, Unit 1 Nashville TN 37217		

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, Trimetris Howard-Key, f/k/a Trimetris Howard and husband Keith Key, and Tjwanna Howard, a married woman, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Linda Curley, unmarried, 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 Townhouse #1, Building #1, on the Plan of Priest Lake Park Condominium Townhouses, Phase 1, of record in Book 4460, Page 79 and Book 4460, Page 88, and as described in Master Deed of record in Book 4651, Page 412; as amended in Book 4943, Page 692; further amended in Book 4979, Page 939; and further amended in Book 5083, Page 417; and Book 5189, Page 671, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Trimetris Howard and wife, Tjwanna Howard by deed from The Alice M. Krouse Trust dated May 7, 2002, Alice M. Krouse, Trustee, a Tennessee Revocable Living Trust, dated June 30, 2005, recorded July 5, 2005, of record in Instrument No. 20050705-0076718, Register's Office for Davidson County, Tennessee.

Trimetris Howard is now known as Trimetris Howard-Key, having since married Keith Key, who joins in the execution of this instrument for the purpose of conveying his marital interests, if any, in the subject property.

Prior deed at Instrument No. 20050705-0076718 erroneously referenced that Trimetris Howard and Tjwanna Howard were married. Tjwanna Howard warrants that the subject property is not her primary residence, nor the primary residence of her spouse.

This instrument executed pursuant to Power of Attorney recorded simultaneously herewith in Instrument No. 20080711007 1553, 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 4000 Anderson Road, Unit 1, Nashville, TN 37217

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.

WITNESS my hand this 27th day of June, 2008.

Trimetris Howard - Key
Trimetris Howard - Key

Tjwanna L. Howard by Trimetris L. Howard - Key
Her attorney in fact
Tjwanna Howard by Trimetris Howard-Key,
Her attorney in fact

Keith Key
Keith Key

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Trimetris Howard - Key and Keith Key, 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 Brentwood, TN, this 27th day of June, 2008.

State of Tennessee at Large

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission expires
1/23/10

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 27th day of June, 2008, before me personally appeared Trimetris Howard-Key, to me known (or proven to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Tjwanna Howard, and who acknowledged that she executed the same as the free act and deed of said Tjwanna Howard.

WITNESS my hand, at office, this 27th day of June, 2008.

Notary Public

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My commission expires:
1/23/10