PREPARED BY ([redacted]):


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Christy Wilkins Ivey

*Percy Wilkins, Jr. (of Counsel)*


W & I Ref:( GJ ) Title No: 49623
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 10/31/08 10:13 2 pg:
Fees:13.00 Taxes:297.85

20081031-0108617

| ADDRESS NEW OWNER: | RESPONSIBLE FOR TAX PAYMENT: |
|---|---|
| A. Ladawn Cosey<br><br>603 Long Hunter Court<br>Nashville, Tennessee 37217 | Owner At owners (Property) Address |

**TAX MAP-PARCEL NUMBERS:** 135080A60300CO

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of **$80,500.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Heather C. Belew now known as Heather C. Belew Curtiss, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ladawn A. Cosey,** 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:**

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. 603 of Nashboro Village, Tract Nineteen erroneously referred to as Long Hunter Chase in prior conveyance, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200 page 80, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium..

Being the same property conveyed to Heather C. Belew, an unmarried woman by Warranty Deed from Andrew J. Wallin, unmarried dated March 31, 2000 and recorded on April 26, 2000 of record in Doc. No. 200004060034647, Register's Office for Davidson County, Tennessee. Heather C. Belew is now known as Heather C. Belew Curtiss.

Russell Curtiss spouse of Heather C. Belew Curtiss joins in this conveyance for the sole purpose of conveying any and all marital interest in subject property.

**Description Reference: Described according to (or by reference to) the recorded subdivision Plan.**

This conveyance is subject to: Taxes for 2009, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5200, Page 80, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 5333, page 957, Book 5469, page 840, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters.

**This is improved property, known as: 603 Long Hunter Court, Nashville, Tennessee 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 Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

**WITNESS THE EXECUTION HEREOF** this 30th day of October, 2008.

Heather C. Belew Curtiss

Russell Curtiss

**State of** TENNESSEE
**County of** DAVIDSON

On this 30th day of October, 2008 , before me the undersigned authority, personally appeared Heather C. Belew Curtiss and Russell Curtiss, 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

My Commission Expires

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires May 2, 2011

**State of** TENNESSEE
**County of** DAVIDSON

**AFFIDAVIT**

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $80,500.00

Affiant

Sworn and subscribed before me this the 30th day of October, 2008

Notary Public

My Commission Expires: 01-09-2012

Delores I. de Priest
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 9, 2012