PREPARED BY (AND RETURN TO):

WILKINS & IVEY

Attorneys at Law

104 Woodmont Blvd., Suite 100

Nashville, Tennessee 37205

Phone (615) 298-3312 - Fax 292-8746

BILL GARRETT, Davidson County
Trans:T20120098682 DEEDWARR
Recvd: 12/26/12 15:47 2 pgs
Fees:13.00 Taxes:2109.00
20121226-0119002

Christy Wilkins Ivey

Percy Wilkins, Jr. (retired)

W & I Ref:(_____) Title No: 52049
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ralph Odell Sisco Evelyn Kees Sisco 4120 Ridgefield Dr., #420 Nashville, TN 37205	New Owner

TAX MAP-PARCEL NUMBERS: 116030M4200CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kevin E. Hickman**, unmarried, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ralph Odell Sisco and Evelyn Kees Sisco, husband and wife,** 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. 420 of Belle Meade Court Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, shown as Exhibit "D" to the Master Deed in Instrument No. 20081223-0122172, and amendment to By-Laws in Instrument No. 20101207-0097450, 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 Kevin E. Hickman by deed from Kenner Development Company, LLC, a Georgia limited liability company, dated September 24, 2010, recorded September 27, 2010 in Instrument No. 20100927-0076719, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2012, and subsequent years; The Plan, shown as Exhibit "D" to the Master Deed, of record in Instrument No. 20081223-0122172, said Register's Office, to which reference is hereby made for a more complete description.

This is improved property, known as: 4120 Ridgefield Drive, Apt. 420, Nashville, Tennessee 37205

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. 21 day of December, 2012

Kevin E. Hickman

State of TENNESSEE
County of DAVIDSON

On this December 21st, 2012 , before me the undersigned authority, personally appeared Kevin E. Hickman , 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.

My Commission Expires: _____

Notary

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013

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 $570,000.00

Affiant

Sworn and subscribed before me this the 21st day of December, 2012

My Commission Expires: 9-9-2014

Notary Public

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
EXP. SEPT. 9, 2014
DAVIDSON COUNTY