Davidson County DEEDWARR
Recvd: 04/26/04 12:05 2pgs
Fees:13.00 Taxes:832.50
20040426-0047074

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref:(KM) Title No: 45463
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Nancy B. Hodges 4400 Belmont Park Terrace Unit #112 Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 131-03-A-112

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$225,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **C. Allen High and spouse, Mary Frances High,** hereinafter called the **Grantors,** has bargained and sold, and by these presents does hereby transfer and convey unto **Nancy B. Hodges** 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 Building Site No. 112 on the Plan of Arden Place, Section One of record in Book 4675, Page 29 Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to C. Allen High and spouse, Mary Frances High by deed from Christopher James Stanley, unmarried of record in Book 10050, Page 338, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2004, and subsequent years; The Plan, with Owner's Certificate, of record in Book 4675, Page 29, said Register's Office, which Plan shows minimum building setback lines and easements to which plan reference is hereby made for a more complete description thereof. The Declaration of Covenants, Conditions and Restrictions of record in Book 4754, page 455 said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 4400 Belmont Park Terrace, Nashville, Tennessee 37215

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 26th day of April, 2004.

C. Allen High

Mary F. High

State of TENNESSEE

County of DAVIDSON

On this 26th day of April, 2004 , before me the undersigned authority, personally appeared C. Allen High and Mary F. High , 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:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary

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 $225,000.00

Affiant

Sworn and subscribed before me this the 26th day of April, 2004

My Commission Expires:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public