Box 13 # 7983

THIS INSTRUMENT PREPARED BY:
Baldwin Land Title, PLLC
51 Century Boulevard, Suite 308
Nashville, TN 37214

SEND TAX BILLS TO:
New Owner/ Chris K. Hamilton
501 Clearwater Drive
Nashville, TN 37217

MAP PARCEL NUMBERS
150-1-152.00

Davidson County DEEDWARR
Recvd: 05/18/04 11:16 2pgs
Fees:13.00 Taxes:387.76
20040518-0058008

WARRANTY DEED

THIS INDENTURE, made and entered into this **7th** day of **May, 2004**, by and between **Kendal R. Pulley, unmarried**, party of the first part, and **Chris K. Hamilton, unmarried**, party of the second part,

WITNESSETH: That for and in consideration of **$104,800.00** cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Nashville County of Davidson, State of Tennessee:

LAND in Davidson County, Tennessee, BEING Lot No. 120 on the Plan of Edge-O-Lake Estates, Section 8, as of record in Plat Book 3700, Page 101, said Register's Office, to which plan reference is hereby made for a more complete legal description of said lot.

BEING the same property conveyed to Kendal R. Pulley, unmarried by Warranty Deed from Jimmy L. Mills and wife, Marilyn S. Mills of record in Book 6704, Page 992, Register's Office for Davidson County, Tennessee

The above referenced property is also known as 501 Clearwater Drive, Nashville, TN 37217

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered,

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Kendal R Pulley
Kendal R. Pulley

STATE OF TENNESSEE, COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Kendal R. Pulley** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this **7th** day of **May, 2004.**

My commission expires _____

_____
Notary Public

TIM E. LACKA NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN MY COMMISSION EXPIRES MAY 23, 2006

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, **$104,800.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this **7th** day of **May, 2004.**

_____

PROPERTY ADDRESS:
501 Clearwater Drive
Nashville, TN 37217

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 23, 2006