This space for Register's Office:

Davidson County DEEDWARR
Recvd: 05/25/04 12:04 2pgs
Fees:13.00 Taxes:240.50

20040525-0061259

PREPARED BY (AND RETURN TO)
Robert W. Rutherford, Attorney at Law
Serenity Title & Escrow, LLC
114 White Cloud Trail
Murfreesboro, TN 37127

ADDRESS NEW OWNER:
Raymond R. Martinie
734 Croley Drive
Nashville, TN 37209

SEND TAX BILLS TO:
New Owner

Map 90-8-143

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

For the consideration of Ten Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Clifton Dwight Watson,** hereinafter called the **Grantor**, does hereby convey unto **Raymond R. Martinie, II unmarried** hereinafter called the **Grantee**, all right, title, interest, claim, or lien in and/or to that certain real property parcel of land, and any improvements and/or appurtenances thereto, situated and located in Davidson County, State of Tennessee, and legally described as:

Land in Davidson County, Tennessee, being Lot No 67 on the Plan of Moss-Wood Subdivision, of record in Book 2663 Page 102, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Clifton Dwight Watson on July 26, 1999 by Warranty Deed of record in Book 11589 page 426 said Register's Office.

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This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 734 Croley Drive, Nashville, TN 37209

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.

GRANTORS COVENANT with the said Grantee that Grantor is lawfully seized 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 CONVENANTS 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.

And I do warrant the title against all persons whomsoever, subject only to those encumbrances or liens of record, or as above set forth, if any.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21 day of May, 2004.

Clifton Dwight Watson

State of Tennessee
County of Davidson

BEFORE ME, the undersigned authority, on this day personally appeared Clifton Dwight Watson known to me to be the person whose name is subscribed to the foregoing document, who on oath stated to me that he executed the same for the purposes and consideration therein expressed, and acknowledged the same to be his free act and deed.

SUBSCRIBED AND SWORN TO BEFORE ME this 21 day of May . 2004.

Notary Public in and for the
State of Tennessee

My Commission Expires: 2/20/05

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 $65,000.00.

Affiant

Sworn and subscribed before me on 5/21/04.

Notary Public

My Commission Expires: 2/20/05