Bk44

Davidson County DEEDWARR
Recvd: 09/29/04 12:40 2pgs
Fees:13.00 Taxes:1258.00
20040929-0117150

THIS INSTRUMENT PREPARED BY: **Wesley D. Turner** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 DEADERICK STREET, SUITE 1100 P. O. BOX 198888 NASHVILLE, TENNESSEE 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $340,000.00. Affiant Subscribed and sworn to before me, this 24th day of September, 2004. Notary Public My Commission Expires:

WESLEY D. TURNER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Blair S. Myers and Kelli D. Myers 4535 Wayland Drive Nashville, TN 37215	TriStar Bank 719 East College Street Dickson, TN 37055	130-15-54

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **BOB HALEY**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **BLAIR S. MYERS AND WIFE, KELLI D. MYERS**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Harpeth View Estates, of record in Book 1835, page 69, Register's Office for said County, described as follows:

Beginning on the westerly margin of Fairview Drive at the corner of Lot Nos. 11 and 12; thence with said rive southwardly 177.5 feet to the northerly line of Tyne Meade Subdivision, Section III; thence with said

line northwestwardly 491.9 feet to the corner of Lot Nos. 11 and 12; thence with the line between said two lots eastwardly 478.7 feet to the beginning.

Being the same property conveyed to Bob Haley by deed from Garnett Wood, unmarried, of record as Instrument No. 20040331-0036431, Register's Office for Davidson County, Tennessee.

The subject property is not the usual place of residence of the Grantor or his spouse.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. Matters shown on the Plan of record in Book 1835, page 69, Register's Office for Davidson County, Tennessee.

2. Restrictive covenants contained in instrument of record in Book 1449, page 155, Register's Office for said County, and at Book 1728, page 127, Register's Office for Davidson County, Tennessee.

This is improved property known as 4535 Wayland Drive, Nashville, TN 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 Grantees, their heirs and assigns, forever; and I covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenant and bind myself, my heirs and assigns, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 24th day of September, 2004.

Bob Haley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BOB HALEY**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 24th day of September, 2004.

Notary Public

My Commission Expires: _____

WESLEY D. TURNER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES JAN. 27, 2007