WARRANTY DEED

mail to:
Bridgehouse Title Company, LLC
342 Cool Springs Blvd
Suite 202
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$130,000.00~~ 134,000

Peyman K. Noman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 24TH DAY OF SEPTEMBER, 2004.

WILLIAM S. CARMAN NOTARY PUBLIC WILLIAMSON CO., TN LARGE

Notary Public

MY COMMISSION EXPIRES: 12-

(AFFIX SEAL)

MY COMMISSION EXPIRES 12/19/2005

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peyman K. Noman	Same	147-010-045.00
(NAME)	(NAME)	
4729 Danby Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 09/30/04 08:52 2pgs
Fees:13.00 Taxes:495.80

20040930-0117622

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **William S. Carman Sr.**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Peyman K. Noman, unmarried**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 290 on the Plan of Caldwell Hall, Section II, as of record in Book 2900, page 96, Register's Office for said County, described as follows:

Beginning at a point in the west margin of Danby Drive at the corner of Lots 289 and 290; thence with the line between said lots westerly 125 feet to a point; thence northerly 125 feet to the south margin of Binkley Drive; thence with the margin of the same, easterly 100 feet to the beginning of a curve; thence around said curve, southeasterly 39.27 feet to the west margin of Danby Drive; thence with the margin of the same, southerly 100 feet to the point of beginning.

Being the same property conveyed to William S. Carman, Sr. by deed from A. Dwyte Winningham as Administrator, c.t.a., for the Estate of Forrest Watson, of record in Book 11665, page 415 dated September 15, 1999, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2004, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 2900, page 96; all other easements and restrictions of record in Register's Office for Davidson County, Tennessee.

unimproved

This is improved ☒ property, known as 4729 Danby Drive, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, 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 persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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

William S. Carman Sr.

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared William S. Carman Sr., with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 24th day of September, 2004.

Notary Public

My Commission Expires: 10-18-04

JACKSON M. WELCH, JR.
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.