This Instrument Prepared By:
**Bottorff, Kavin & Cook, PLC**
**155 Franklin Road, Suite 120**
**Brentwood, Tennessee 37027**

Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

ADDRESS NEW OWNER:
**Hugh G. French**
**6301 Henry Ford Dr.**
**Nashville, Tennessee 37209**

SEND TAX BILL TO:
**Owner**

MORTGAGEE:

**None**

MAP **90-12**
GROUP
PARCEL **137**

Davidson County DEEDWARR
Recvd: 11/03/04 16:08 2pgs
Fees:13.00 Taxes:462.50

20041103-0132858

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEES", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Vlado Kozomara, unmarried** hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does transfer and convey unto **Hugh G. French, unmarried, and Mary Lou French, unmarried, as joint tenants with right of survivorship**, 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:

Land in Davidson County, Tennessee, being Lot No. 178 on the Plan of Charlotte Park, Section II, of record in Plat Book 2663, page 22 & 23, amended in book 4099, page 733, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and detailed description of said lot.

Being the same property conveyed to Vlado Kozomara, unmarried by deed from Alphonso Jackson, Acting Secretary of Housing and Urban Development, of Washington D.C., of record in Instrument no. 20040520-0059388, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2004 and subsequent years.

This is unimproved property known as 6301 Henry Ford Dr., Nashville, Tennessee 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 "GRANTEES", their heirs and assigns , forever, and, GRANTOR does covenants with the said "GRANTEES" that he 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; and, "GRANTOR", does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the said land to the said "GRANTEES", and 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 the 1st day of November, 2004.

Vlado Kozomara

Vlado Kozomara

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Vlado Kozomara**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 1st day of November, 2004.

Thomas I. Bottorff
NOTARY PUBLIC

THOMAS I. BOTTORFF NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

My Commission Expires: 1/29/2006

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DICKSON

The actual value or consideration, whichever is greater, for this transfer is $125,000.00.

AFFIANT

Subscribed and sworn to before me on this 1st day of November, 2004.

Louise Brooks

~~Thomas I. Bottorff~~
NOTARY PUBLIC

My Commission Expires: ~~1/29/2006~~ 9-20-05

LOUISE BROOKS NOTARY PUBLIC AT LARGE DICKSON COUNTY, TN