File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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W & I Ref: gj Title No: 46071

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 12/28/04 15:26 2pgs
Fees:13.00 Taxes:481.00
20041228-0153252

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Daniel David Tym 600 Mount Pisgah Court Nashville, Tennessee 37211	SAME

TAX MAP-PARCEL NUMBERS: 172-14-012

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$130,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Taz B. Farmer and spouse, Merri Ann Farmer**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Daniel David Tym** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Mt. Pisgah Heights, of record in Deed Book 5210, page 302 and amended in Deed Book 5689, page 902, both in Register's Office for said County.

BEGINNING at a point in the easterly margin of Mt. Pisgah Court, said point being the northwesterly corner of Lot No. 11 on the Planof Mt. Pisgah Heights, thence in a northerly direction with the easterly margin of Mt. Pisgah Court 151.74 feet to a point; thence, with a curve having a radius of 25.00 feet and a length of 39.27 feet to a point on the southerly margin of Mt. Pisgah Road; thence, with the southerly margin of said Mt. Pisgah Road, passing a witness line at 82.55 feet, a total distance of 127.43 feet, to a point on the southerly margin of Mt. Pisgah Road; thence, in a southeasterly direction 144.00 feet to a point, said point being the northwesterly corner of Lot No. 11 on said plan; thence in a southwesterly direction, and with the northerly margin of Lot No. 11, passing a witness line at 44.05 feet, a total distance of 186.71 feet to the point of beginning.

Being the same property conveyed to Taz B. Farmer and wife, Merri Ann Farmer by deed from Phillip Bellamy and wife, Lesek L. Bellamy of record in Book 7159, page 542, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2005, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 5210, Page 302 amended in Book 5689, page 902, said Register's Office, which shows a 20 foot easement for public utility and drainage purposes along the easterly line(s) of said lot; a 2.5 x 30 foot utility anchor easement located on the southwesterly corner of said lot; A 20 foot easement for public utility and drainage purposes along the southwesterly corner of said lot, and an overhang easement across the westerly portion of said lot, and an overhang easement across the westerly portion of said lot, and areas designated for sewage absorption systems. Subject to Notes: 1, 2, 3, 4, 6, 7 and 9 on said plat. The Restrictions of record in Book 5634, page 15, said Register's Office.

This is improved property, known as: 600 Mount Pisgah Court, Nashville, Tennessee 37211

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.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 COVENANTS 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.

WITNESS THE EXECUTION HEREOF this 22nd day of December, 2004 .

Taz B. Farmer

Merri Ann Farmer

State of TENNESSEE
County of WILLIAMSON

On this 22nd day of December, 2004 , before me the undersigned authority, personally appeared **Taz B. Farmer and Merri Ann Farmer** , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires JULY 21, 2007

Notary

State of TENNESSEE
County of WILLIAMSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $130,000.00

Affiant

Sworn and subscribed before me this 22nd day of December, 2004

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires JULY 21, 2007

Notary Public