Return to: Smith Shofner Assoc PLLC
246 Conference Drive Suite 4
Goodlettsville, TN 37072

WARRANTY DEED G-CD-04-2153	STATE OF Tennessee COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $163,000.00 Affiant Subscribed and sworn to before me, this 20th DAY OF December, 2004. Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

SPENCER R. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES JAN 27, 2007

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth Clark	Same	
2153 Strombury Drive (ADDRESS)	(NAME)	86-8-A-11 CO
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP)	(ADDRESS) (CITY) (STATE) (ZIP)	86-8-A 11 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we MICHELLE R. COOK, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KENNETH CLARK AND WIFE, ASHLEY CLARK, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Being Lot. 414 on the Final Planned Unit Development Plan of Camden Woods, as of record in Plat Book 6900, Page 735, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Michelle R. Cook by deed from Dennis M. Phillips and wife, Jacqueline B. Phillips, executed April 30, 1999 and file for record on May 10, 1999 in Deed Book 11471, page 125, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions as shown of record in Plat Book 6900, page 735; Book 7620, page 561, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 01/06/05 14:15 2 pgs
Fees:13.00 Taxes:603.10
20050106-0002448

unimproved ( )
This is improved (X) property, known as 2153 Strombury Drive, Hermitage, Tennessee 37076
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 20th day of December, 2004.

X Michelle R. Cook
Michelle R. Cook

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michelle R. Cook, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 6th day of April, 2006.

Notary Public

My Commission Expires:

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903