FILE BOX 45

WARRANTY DEED

ZANA C. PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 109,000.00

X Charles L. Barnett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 31st day of March, 2005

Notary Public:

MY COMMISSION EXPIRES: 01/27/07
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Charles L. Barnett	Union Planters Bank, N.A.	Map 133
2877 Southland Drive	7130 Goodlett Farms Pkwy.	Group 16
Thompson Station, TN 37179	Cordova, TN 38016	Parcel 167

FOR AND IN 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, we

Linda Faye Wall, unmarried

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
Charles L. Barnett and wife, Becky S. Barnett
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. 2 on the Map of Welch Meadows, Section One, of record in Book 3700, page 34, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 fronts 90.88 feet on the westerly side of Jonquil Drive and extends back 168.05 feet on the northerly line and 156.80 feet on the southerly line to a dead line in the rear, measuring 76.86 feet thereon.

Being the same property conveyed to Linda Faye Wall by Quitclaim Deed from Leland R. Wall of record in Book 8326, Page 814, said Register's Office. See also deed of record in Book 5033, Page 748, said Register's Office.

This conveyance is subject to Restrictions of record in Book 3942, Page 54, said Register's Office.

This conveyance is made subject to: (1) 2005 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 3700, Page 34, said Register's Office.

Power of Attorney of record in Instrument 20050401-0035323, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )

This is Improved (X) property, known as 4859 Jonquil Drive, Nashville, TN 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 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.

Davidson County DEEDWARR
Recvd: 04/01/05 10:00 2 pg
Fees:13.00 Taxes:403.30

20050401-0035324

Witness my hand this 31st day of March, 2005.

Linda Faye Wall by Peggy Ulrich Atty in Fact.
Linda Faye Wall
By: Peggy Ulrich, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Peggy Ulrich, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument on behalf of Linda Faye Wall, unmarried, as her Attorney in Fact as the free act and deed of the within named Linda Faye Wall.

Witness my hand and official seal at Nashville, Tennessee the 31st day of March, 2005.

My Commission Expires: 01/27/07

Notary Public

