RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
SP 43696

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/11/05 09:52 2 pgs
Fees:13.00 Taxes:627.15

20050411-0039408

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$169,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
THIS 31ST DAY OF MARCH, 2005.

Notary Public

MY COMMISSION EXPIRES: 9/24/05

THIS INSTRUMENT WAS PREPARED BY
SATURN AND MAZER TITLE SERVICES, INC., 212 THIRD AVENUE, N.,NASHVILLE, TENNESSEE 37201

ADDRESS NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL
TIM S. CARVER **2573 Devon Valley Drive** **Nashville, TN 37221**	Same as new owner	**142-16-F-2** **9D 82056**

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, JEAN A. SIMMONS and PAUL P. GRIFFIN, SR., as Joint Tenants with the right of survivorship, not as tenants in common,** AND PAUL P. GRIFFIN, JR. HUSBAND OF JEAN A. SIMMONS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TIM S. CARVER**

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED TO-WIT:**

Being Lot Number 54 on the Plan of Devon Valley, Phase II, of record in Plat Book 7900 at page 563, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Jean A. Simmons and Paul P. Griffin, Sr., as Joint Tenants with the right of survivorship, not as tenants in common, by deed from Southwinds Development, Inc., of record in Book 9579, page 753, Register's Office for Davidson County, Tennessee. The said Paul P. Griffin, Jr., husband of Jean A. Simmons, joins in this conveyance for the purpose of conveying whatever right, title and interest he might have in said property by reason of the marital estate or otherwise.

Unimproved ( )
This property is improved (X) known as 2573 Devon Valley Drive, Nashville, Tennessee 37221

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 our hands this 31st day of March, 2005.

Jean A. Simmons — **JEAN A. SIMMONS**

Paul P Griffin Sr. by Jean A. Simmons atty in fact — **PAUL P. GRIFFIN, SR.**

Paul P. Griffin Jr. by Jean A. Simmons atty in fact — **PAUL P. GRIFFIN, JR.**

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 JEAN A. SIMMONS, the bargainor, 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 for the purposes therein contained.

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

NOTARY PUBLIC

My Commission Expires: 7/29/2006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 31st day of March, 2005, before me personally appeared JEAN A. SIMMONS, to me known to be the person who executed the foregoing instrument in behalf of PAUL P. GRIFFIN, JR., as his Attorney-in-Fact, and acknowledged that she executed the same as the free act and deed of the said PAUL P. GRIFFIN, JR., as though he had personally acted.

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

NOTARY PUBLIC

My Commission Expires: 7/29/2006

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 31st day of March, 2005, before me personally appeared JEAN A. SIMMONS to me known to be the person who executed the foregoing instrument in behalf of PAUL P. GRIFFIN, SR., as his Attorney-in-Fact, and acknowledged that she executed the same as the free act and deed of the said PAUL P. GRIFFIN, SR., as though he had personally acted.

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

NOTARY PUBLIC

My Commission Expires: 7/29/2006