Dav. Co. File Box 14A

WARRANTY DEED	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$27,000.00**. Affiant Subscribed and sworn to before me, this the 4th day of April, 2005. Notary Public My commission expires: 3/25/06 (AFFIX SEAL)
jtc file no. 17761-4	

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Erik Ryan Hammond **Bonnie Hammond**	**Bancorpsouth Bank**	**Map 135-16A, Parcel 080.00CO**
9801 West Emery Road	**5217 Maryland Way**	
Knoxville, TN 37931	**Brentwood, TN 37207**	

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,

Charles Mulle, Jr., a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Erik Ryan Hammond and wife, Bonnie Hammond

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. 96 on the First Revision to Lot 126 Plan of Subdivision for Tracts 8, 9, and 10 of Nashboro Village and Lots 124, 125 and 96 Resubdivision of Lots 124, 125, 120 and 96 of the Plan of Subdivision for Tracts 8, 9 and 10 of Nashboro Village, Plat of record in Instrument No. 20010316-0025371, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to B & D Investment Builders, Inc. by Deed from 2250 Associates, a Tennessee joint venture, of record in Book 6719, page 759, Register's Office for Davidson County, Tennessee. Said property was further conveyed to Charles Mulle, Jr., a married person by Quitclaim Deed of record in Book 6719, page 762, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 4827, page 14, and supplemented as to Sites 8, 9 and 10, in Book 5465, page 561, and amended in Book 5588, page 429, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

The property conveyed herein is not the place of residence of the Grantor or his spouse.

This is Improved (____) Unimproved (__X__) property, known as: **2602 Mesa Drive, Nashville, TN 37217**

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 convenant 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 my/our hand(s) this **4th** day of **April, 2005.**

Charles Mulle, Jr.

Davidson County DEEDWARR
Recvd: 04/15/05 14:32 2 pgs
Fees:13.00 Taxes:99.90

20050415-0042307

TENNESSEE
STATE OF ~~FLORIDA~~)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Charles Mulle, Jr.,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE TENNESSEE 6th, ~~Florida~~, this ~~4th~~ day of **April, 2005.**

Judy K. Chandler

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: January 26, 2008

JUDY K. CHANDLER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.