WARRANTY DEED	State of Tennessee County of DAVIDSON
Return to: **All-Star Title, Inc.** **120 Donelson Pike, Ste 201** **Nashville, TN 37214** **Ph: (615) 883-5883 Fax: (615) 883-7543**	The actual consideration or value, whichever is greater, for this transfer is **$175,000.00.** Affiant Subscribed and sworn to before me, this the 19th day of April, 2005. Notary Public My commission expires: 07/06/08 (AFFIX SEAL)

DENISE T. TIGNOR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan
120 Donelson Pike Suite 201, Nashville, TN 37214

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Malcolm H Perry	**SAME**	063-04-049.00
115 Mt Vernon Drive		Davidson County DEEDWARR Recvd: 04/25/05 13:36 2 pg Fees:13.00 Taxes:647.50
Old Hickory, TN 37138		20050425-0045709

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE COISDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Melita D Browning, unmarried

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

Malcolm H Perry, unmarried

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 Number 7 on the Plan of Lakewood Heights Subdivision, of record in Plat Book 3842, page 25, and as amended in Book 4737, page 200, Register's Office for a more complete description.

Being the same property conveyed to Melita D Browning, unmarried, by Deed from Charlotte Q Cameron, unmarried, dated 12/20/1999, of record in Instrument No. 199912280307464, Register's Office for Davidson County, TN.

This is improved (X) Unimproved (____) property, known as **115 Mt Vernon Drive, Old Hickory, TN 37138**

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 **19th** day of **April, 2005.**

Melita D. Browning
Melita D Browning

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, **Melita D Browning, unmarried,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **19th** day of **April, 2005.**

_____
Notary Public

My Commission Expires:_____

