FILE BOX 45

# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 215,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th day of May, 2005.

Notary Public

MY COMMISSION EXPIRES: 1/24/08
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 05/31/05 09:57 2 pgs
Fees:13.00 Taxes:795.50
20050531-0060760

DAVIDSON COUNTY, TENN. ANITA LESTER NOTARY PUBLIC TENNESSEE STATE OF

**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: |
|---|---|---|
| Jon Dohotariu | New Owner | Map 64 |
| 6102 Freemantle Ct. | | Group 2 |
| Mt. Juliet, TN 37122 | | Parcel 91 |

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

**Naomi Haralson**

hereinafter called the GRANTORS, has bargained and sold, and by these presents do transfer and convey unto
**Jon Dohotariu, married and Vasile Dohotariu, 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:

BEING Lot No. 266, on the Plan of Brandywine Farms, Section 16, of record in Plat Book 4860, Page 36, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Joe E. Haralson and wife, Naomi Haralson, by deed from J. R. Coarsey, Trustee, of record in Book 4930, Page 650, Register's Office for said County, dated July 9, 1975.

This conveyance is subject to Restrictive Covenants of record in Book 4846, Page 75 and Book 4928, Page 844, Register's Office for said County.

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 4860, Page 36, said Register's Office.

Power of Attorney of record in Instrument 20050531-0060759, Register's Office said County.

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 321 Shute Lane, 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, 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 my hand this 26th day of May, 2005.

Naomi Haralson by Sandra H. Pigue, Attorney-Fact
Naomi Haralson
By: Sandra H. Pigue, 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, Sandra H. Pigue, 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 Naomi Haralson as her Attorney in Fact as the free act and deed of the within named Naomi Haralson.

Witness my hand and official seal this 26th day of May, 2005.

My Commission Expires: 1/24/08

Notary Public

