Record 1st
Box 604

Prepared by:
Realty Title & Escrow Company, Inc.
4721 Andrew Jackson Pkwy.
Hermitage, TN 37076

Davidson County DEEDWARR
Recvd: 06/02/05 14:22 2 pgs
Fees:13.00 Taxes:325.60

20050602-0062586

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $88,000.00

Affiant

Subscribed and sworn to before me, this 25th day of May, 2005.

ANDREW H. MANNEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My commission expires: 8-25-06

15-0502-150158

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Jennifer J. McCarty 1206 Waggoner Drive Nashville TN 37214	Same	108-03-0 161

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Michael N. Morris and wife, Kayla L. Morris**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Jennifer J. McCarty**, hereinafter called the Grantee, her successors 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. 109B on the Plan of Revision of Lot 109 A and B Zone Lot Division Section Six Patio Villa, of record in Plat Book 6250, Page 489, amended in Book 6900, Page 26, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael N. Morris and wife, Kayla L. Morris by deed from Bentley Investments, LLC, dated 05-28-04, of record in Instrument No. 20040604-0066007, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1206 Waggoner Drive, Nashville, TN 37214

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 5 day of May, 2005.

Michael N. Morris

Kayla L. Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Michael N. Morris and Kayla L. Morris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Hermitage, TN, this 5 day of May, 2005.

Robbin Teasley
State of Tennessee at Large

My Commission expires 11/27/06

