1684

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #05-1236

Davidson County DEEDWARR
Recvd: 06/03/05 14:39 2 pg:
Fees:13.00 Taxes:1036.00
20050603-0063559

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Iley F. Behr and wife, Wendy M. Behr, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Stephen Hardison and wife, Daphne Hardison, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being all of Lot No. 1107 on the Plan of Brentwood Hall, Section XI, as shown by plat appearing of record in Plat Book 2331, Page 134, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Iley F. Behr and wife, Wendy M. Behr by deed dated October 15, 2004 of record in Instrument No. # 20041019-0125456, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Lauren Vigil, unmarried by Warranty Deed dated January 5, 2001 of record in Instrument No. 20020315-0032905, and being the same property further conveyed to the Laureen M. Vigil Revocable Living Trust dated June 3, 2002 by Quitclaim Deed dated July 2, 2002 of record in Instrument No. 20020315-0032905, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 404 Eatherly Drive, Nashville TN 37220.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 27th day of May, 2005

Iley F. Behr

Wendy M. Behr

State of Tennessee)
County of Davidson)

On this 27th day of May, 2005, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Iley F. Behr and Wendy M. Behr, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 3/25/06

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 280,000.00.

Affiant

Sworn and subscribed before me on this the 27th day of May, 2005.

Notary Public

My Commission Expires: 3/25/06

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Stephen Hardison 404 Eatherly Drive Nashville, TN 37220	Countrywide Home Loans 1520 Memorial Blvd., Ste. 104 Murfreesboro, TN 37129	160-4-56