File Box 8

PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 06/24/05 14:28 2 pgs
Fees:13.00 Taxes:721.50
20050624-0073044

W & I Ref:(_____) Title No: 46489
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Nicholas Brent McCloud Bradley Hunter McCloud 1619 McEwen Avenue Nashville, Tennessee 37206	Union Planters Bank, NA d/b/a Regions Mortgage 810 Cresent Centre Dr. Ste. 300 Franklin, Tennessee 37067

TAX MAP-PARCEL NUMBERS: 083-06-342

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$195,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Paul L. Corby, unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Nicholas Brent McCloud and Bradley Hunter McCloud, as joint tenants with right of survivorship,** 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 the east 57 feet of the southerly 150 feet of Lot No. 2, on the Map of W.L. Horn's Spout Spring Addition, of record in Book 57, Page 106, AKA Lot "C" on the unrecorded Map of Subdivision of said Lot 2, described according to a survey of Campbell, McRae & Associates Surveying, Inc., dated 7/26/04, described as follows:

Said Lot C fronts 57 feet on the north side of McEwen Avenue and runs back 150 feet between parallel lines, parallel to and 113 feet east of Rudolph Street to the south line of Lot D.

Being the same property conveyed to Paul L. Corby, unmarried by deed from Barbara Brooks, unmarried of record in Doc. No. 20040802-0091940 Register's Office for said County.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2005, and subsequent years; The Plan, with Owner's Certificate, of record in Book 57 Page 105, said Register's Office.

This is improved property, known as: 1619 McEwen Avenue, Nashville, Tennessee 37206

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 COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

WITNESS THE EXECUTION HEREOF this 22nd day of June, 2005.

Paul L. Corby

State of TENNESSEE
County of DAVIDSON

On this 22nd day of June, 2005 , before me the undersigned authority, personally appeared Paul L. Corby , 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.

My Commission Expires: CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 21, 2007

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $195,000.00

Affiant

Sworn and subscribed before me this the 22nd day of June, 2005

My Commission Expires: CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires JULY 21, 2007

Notary Public