File Box 8

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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Davidson County DEEDWARR
Recvd: 07/01/05 10:56 2 pgs
Fees:13.00 Taxes:4569.50
20050701-0076012

W & I Ref:(_____) Title No: 46381
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Joseph C. Spalding Rita Ann Spalding 2317 Woodmont Blvd Nashville, Tennessee 37215	AmSouth Bank 2050 Parkway Office Circle RCN-6 Birmingham, Alabama 35244

TAX MAP-PARCEL NUMBERS: 117-10-008

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$1,235,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Martha H. Cooper**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Joseph C. Spalding and spouse, Rita Ann Spalding** 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 part of Lot No. 3 on the Plan of Samuel Watkins' Farm Lands, as of record in Book 57, page 16, Register's Office for said County and amended by Woodmont Estates of record in Book 974, page 29, said Register's Office being part of Lot 16 as shown on said plan, and being further amended and being Lots 2 on the Plan of the Resubdivision of Lot 16 of Woodmont Estates of record in Doc. No. 20050626-0074923, to which final plan reference is made for a complete description thereof.

Being the same Martha H. Cooper, a married person by deed from Patricia D. Lough, Philip Daugherty II, J. Thomas Daugherty, David J. Daugherty, Robert L. Daugherty, William J. Daugherty, Christopher J. Daugherty and Paul A. Daugherty recorded immediately prior hereto. 20050701-0076011

This property was not used as a marital residence and was sold on the same day it was purchased by the seller.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2005, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Plat Book 57 Page 16, said Register's Office, Easement for sanitary sewers and/or storm drainage to the Metropolitan Government of Nashville and Davidson County Tennessee by instrument of record in Book 4083, page 851, said Register's Office.

This is improved property, known as: 2317 Woodmont Blvd., Nashville, Tennessee 37215

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 30th day of June, 2005.

Martha H Cooper
Martha H. Cooper

State of TENNESSEE
County of DAVIDSON

On this 30th day of June, 2005 , before me the undersigned authority, personally appeared Martha H. Cooper, 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.

Notary

State of TENNESSEE
County of DAVIDSON

My Commission Expires JULY 21, 2007

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $1,235,000.00

Martha H Cooper
Affiant

Sworn and subscribed before me this the 30th day of June, 2005

My Commission Expires:

CHRISTY W. IVEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires JULY 21, 2007