BOX #14A

WARRANTY DEED

State of Tennessee)
County of Davidson)

G#18976-2

The actual consideration or value, whichever is greater, for this transfer is **$665,000.00.**

Affiant

Subscribed and sworn to before me, this the 29th day of June, 2005.

Notary Public

My commission expires: May 30, 2007

(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 07/01/05 15:12 2 pgs
Fees:13.00 Taxes:2460.50
20050701-0076317

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
SARA JAYNE WILLIAMS	**"NEW OWNER"**	**Map 117-09-0-C, Parcel 056.00co**
105 Burlington Court		
Nashville, TN 37215		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

VANCE BOYD, an unmarried man

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SARA JAYNE WILLIAMS, unmarried

HEREINAFTER CALLED THE GRANTEE, HER HEIRS 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. 56 on the Plan of Burlington, a Planned Unit Development, as of record in Book 5200, Pages 403 through 406, and as amended in Book 6150, Page 774, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Vance Boyd, an unmarried man, by Warranty Deed dated January 26, 2004, from Martha M. Schull, a widow, of record in Instrument No. 20040127-0010367, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions for Burlington, of record in Book 5863, Page 796, and as amended in Book 6046, Page 134, said Register's Office; By-Laws of record in Book 5863, Page 815, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee herein.

This is IMPROVED (_X_) unimproved (____) property, known as: **105 Burlington Court, Nashville, TN 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 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 **29th** day of **June, 2005.**

VANCE BOYD

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 **VANCE BOYD, an unmarried man,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **29th** day of **June, 2005.**

Notary Public

My Commission Expires: 3/22/09

