This Instrument Prepared By:
Title Enterprises, LLC
320 Seven Springs Way
Suite 150, Seven Springs I
Brentwood, Tennessee 37027
2050094

Davidson County DEEDWARR
Recvd: 07/12/05 10:20 3 pgs
Fees:18.00 Taxes:148.00
20050712-0080371

Send Tax Bills To:
SAME
NEW OWNER

New Owner is:
Larry Michael Hurley
138 Hardaway Drive
Goodlettsville, TN 37072

MAP: 33-08-74.00
PARCEL:

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Sue Carolyn Stewart, 1/4 undivided interest; and Gloria Dawn Scarbrough, 1/4 undivided interest; and Shirlan Cooper Holt, 1/4 undivided interest; and Sandra Cooper Spain, 1/4 undivided interest**, hereinafter referred to as Grantor, has bargained and sold, and by these presents do transfer and convey unto the said **Larry Michael Hurley**, hereinafter referred to as Grantee, its heirs and assigns, certain tracts or parcels of land in **Davidson** County, State of Tennessee, more particularly described as follows, to-wit:

Property Address: 138 Hardaway Drive, Goodlettsville, Tennessee 37072

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

Being Lot No. 313 on the Plan of Gatewood, Section 2, as of record in Book 3700, page 144, Register's Office for Davidson County, Tennessee.

Said Lot fronts 75 feet on the easterly side of Hardaway Drive and extends back between parallel lines 220 feet to a dead line.

Being the same property conveyed to Mary L. Nichols and McBride Cooper from Cathlean Sanders, an unmarried person, by Warranty Deed dated May 14, 1993 and recorded June 9, 1993 in Book 8976, page 494, Register's Office for Davidson County. The said Mary L. Nichols and McBride Cooper are deceased and the Grantors are their respective heirs.

This conveyance is subject to Restrictions of record in Book 4179, page 488 and all matters of record on plat in Book 3700, page 144, Register's Office for Davidson County.

SCH SCS GRSCS
Sellers Ints.

TO HAVE AND TO HOLD the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

The Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said tracts and parcels of land in fee simple, and have a good right to convey same and

that same is unencumbered, except for the taxes for the current year and which have been prorated and assumed by the Grantee.

The Grantor does further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to the said tracts or parcels of land to the said Grantee, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 29th day of June, 2005.

GRANTOR:

Sue Carolyn Stewart

Sue Carolyn Stewart

Heir of Mary L. Nichols

Gloria Dawn Scarbrough

Gloria Dawn Scarbrough

Heir of Mary L. Nichols

Shirlan Cooper Holt

Shirlan Cooper Holt

Heir of McBride Cooper

Sandra Cooper Spain

Sandra Cooper Spain

Heir of McBride Cooper

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared **Sue Carolyn Stewart, Gloria Dawn Scarbrough, Shirlan Cooper Holt and Sandra Cooper Spain**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 29th day of June, 2005.

Notary Public

My Commission Expires: 9-24-05

DAVID ROETGER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $40,000.00.

Rita Barber
Affiant

SWORN TO and subscribed
before me this 29 day of
June, 2005

NOTARY PUBLIC

My commission expires: 9-24-05

DAVID ROETGER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.