Davidson County DEEDWARR
Recvd: 07/22/05 11:12 1 pg
Fees:13.00 Taxes:435.23

20050722-0085542

WARRANTY DEED

BW-20050165

APRIL G. NICHOLS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

STATE OF Tennessee

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $117,630.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 13th DAY OF July, 2005.

April G Nichols
Notary Public

(Affix Seal)

My Commission Expires: 6-26-07

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
MIDDLE TENNESSEE ESCROW COMPANY
118 Seaboard Lane, Suite 102
Franklin, Tennessee 37067

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Bryan E. Williams and wife, Vickie D. Williams	SAME	134-09-0 003.00
3940 Atkins Drive		
Nashville, TN 37211		

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, Chawnecy D. Vaughn and wife, Stephanie G. Vaughn , hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto BRYAN E. WILLIAMS AND WIFE, VICKIE D. WILLIAMS, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

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

Being Lot No. 20 on the Plan of Greenwood Hills, Section Two, of record in Plat Book 4955, page 31, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Chawnecy D. Vaughn and wife, Stephanie G. Vaughn from Leonard Robinson and wife, Jacklen S. Robinson by Warranty Deed dated October 25, 1985 and recorded October 30, 1985 in Book 6695, page 945, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is (X) improved property know as 3940 Atkins Drive, Nashville, Tennessee 37211 .

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, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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/our hand(s) this 13th day of July, 2005:

Chawnecy D. Vaughn

Stephanie G. Vaughn

STATE OF Tennessee

COUNTY OF WILLIAMSON

Personally appeared before me, April G Nichols, a Notary Public in and for said County and State, the within named , the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Williamson, Tennessee, this 13th day of July, 2005.

April G Nichols
Notary Public

My Commission Expires: 6-26-07

APRIL G. NICHOLS NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN