Davidson County DEEDWARR
Recvd: 07/25/05 08:33 2 pgs
Fees:13.00 Taxes:617.53

20050725-0085885

State of Tennessee
County of Williamson
The actual consideration or value whichever is greater is $166,900.00.

Subsribed and sworn before me this the 11th day of July, 2005.

Affiant

Comm Ex: (Affix Seal) 1/22/06

Notary Public

WARRANTY DEED

This instrument prepared by:
SOUTHEAST TITLE of Tennessee, Inc. 500532
214 Centerview Drive, Suite 101, Brentwood, Tennessee 37027

Address of new owner:
James Weldon Boyte Jr. and wife, Rhonda Ann Boyte
612 Pekoe Circle
Antioch, TN 37013

Send tax bills to:
NEW OWNER

Map 150-10 Parcel 229

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,

Mary A. Patterson, a single woman

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

James Weldon Boyte Jr. and wife, Rhonda Ann Boyte

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

land in Davidson County, Tennessee being Lot 72, on the plan of Jamestown Estates, Section 3, as shown on plat of record in Plat Book 6900, page 866, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the all same property conveyed to Mary A. Patterson, unmarried, by Warranty Deed dated November 24, 1993; and of record in Book 9170, page 894, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2005, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS 612 Pekoe Circle, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have 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 successors, heir and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender sahll be applicable to all genders.

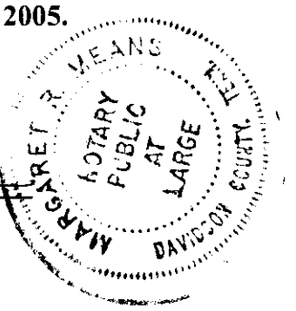
Subsribed and sworn before me this the 11th day of July, 2005.

Mary A. Patterson by Jodi Wallace Attorney in Fact
Mary A. Patterson,

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 11th **day of** July, **2005, before me personally appeared Jodie L. Wallace, to me known to be the person who executed the foregoing instrument on behalf of Mary A. Patterson, and acknowledged that he executed the same as the free act and deed of the said Mary A. Patterson.**

Witness my hand and official seal, this 11th **day of** July **2005.**



My commission expires:
1/28/06

Notary Public