RECORD AND RETURN TO:
Heritage Title Services, LLC
One Lakeview Plaza
25 Century Blvd., Suite 505
Nashville, TN 37214

Davidson County DEEDWARR
Recvd: 08/17/05 14:36 2 pgs
Fees:13.00 Taxes:462.50
20050817-0097807

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$125,000.00.**

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th Day of July, 2005.

NOTARY PUBLIC

My commission expires: _____

NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY

My Commission Expires NOV. 23, 2008

THIS INSTRUMENT PREPARED BY:
Heritage Title Services, LLC, One Lakeview Plaza, 25 Century Blvd., Suite 505, Nashville, TN 37214

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Howse ~~502~~ 5002 Hasty Dr. Nashville, TN 37211	Same as New Owner	**147-16-0-A-053.00**

FOR AND IN CONSIDERATION of the sum of **One Hundred Twenty Five Thousand Dollars and Zero Cents ($99,500.00)**, and other good and valuable consideration, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged; the undersigned, **Michael W. Johnson,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **Robert Howse, unmarried** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in **Davidson,** Tennessee, and being further described as follows, to-wit:

Being Lot No.53, a Planned Unit Development, on the plan of McMurray Court, of record in Plat Book 6256, pages 230, as amended of Book 6606, pages 144, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description of said lot.

Being the same property conveyed to Michael W. Johnson from Charles R. Bullington and wife Mary R. Bullington by Warranty Deed of record in Book 10505, page 990, Register's Office for Davidson County, Tennessee.

The undersigned covenant with the said Grantees that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2005 property taxes which taxes are being paid at closing.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this 18th Day of July, 2005.

Michael W. Johnson

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, a Notary Public,
Michael W. Johnson, being by me and duly sworn (or affirmed), 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 seal, this 18th Day of July, 2005.

Notary Public

My commission expires: _____

