WARRANTY DEED

Davidson County DEEDWARR
Recvd: 08/31/05 13:48 2 pgs
Fees:13.00 Taxes:539.83
20050831-0104407

TERINA C. GARRISON NOTARY PUBLIC ARGE BRENTSON CO. TENN.
MY COMMISSION EXPIRES: JAN. 25, 2006

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS,
$145,900.00

Affiant

Subscribed and sworn to before me this 29 day of August, 2005

Notary Public
My Commission expires: 01-25-06
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Evelyn A. Ridley	same	149-05-0-B-8.00CO
4529 Hunters Green Circle		
Antioch, TN 37013		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Terry W. Tanner**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Evelyn A. Ridley, a married woman**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Being Lot No. 8 on the plan of Hunter's Green Subdivision, of record in Plat Book 9700, page 424, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Terry W. Tanner and wife, Cornelia E. Tanner, by deed from Neil D. Landmark and wife, Ana B. DaSilva Landmark, on November 17, 2000, of record in Instrument Number 20001127-0115680, Register's Office for Davidson County, Tennessee. And further conveyed to Terry W. Tanner by Quitclaim Deed from Cornelia E. Tanner on January 14, 2003, of record in Instrument Number 20030203-0014259, said Register's Office.

The property is subject to the following:

- Taxes and assessments for the year 2005 and subsequent years, plus any penalties and interest which may accrue for Map & Parcel 149-05-0-B-8.00.
- Subject to all matters as shown on the Plan of record in Plat Book 9700, page 424, Register's Office Davidson County, Tennessee.
- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 10523, page 257; and Book 10847, page 95, Register's Office for Davidson County, Tennessee.
- By-Laws of record in Book 10523, page 276, Register's Office for Davidson County, Tennessee.

This is improved property known as: **4529 Hunters Green Circle, Antioch, TN 37013**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this August 29, 2005.

Terry W. Tanner

BY: Terry W. Tanner by Leneiva Head attorney in fact
Leneiva Head, Attorney-in-fact

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public within and for the State of Tennessee, appeared **Leneiva Head**, with whom I am personally acquainted (or proved to on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-in-fact for **Terry W. Tanner**, the within named bargainor(s), and that he/she as such Attorney-in-fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name **Leneiva Head**, the bargainor(s), by the said **Terry W. Tanner**, as Attorney-in-Fact.

WITNESS my hand and seal, this 29 day of August, 20 05.

NOTARY PUBLIC

My Commission Expires: 8/30/06

ANDREW H. MALONE
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY