#305 - Return to:

Southern Land Title & Escrow
934 Oldham Dr., Suite 100-A
Nolensville, TN 37135
Phone: 615-776-7461

1st

Prepared by:
Amy Cross Nance
Attorney at Law
1600 Westgate Circle Suite 125
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $364,500.00

Affiant

Subscribed and sworn to before me, this 25 day of August 2005.

Notary Public
My commission expires: 4/21/09

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

Davidson County DEEDWARR
Recvd: 09/02/05 08:49 2 pgs
Fees:13.00 Taxes:1348.65

20050902-0105405

Address of New Owner:	Send Tax Bills to:	Tax Information
V. Michael Fox	Cumberland Bank & Trust	172-14-0-B/256.00
5208 Ravens Glen	7034 Wilma Rudolph Blvd	
Nashville TN 37211	Clarksville, TN 37040	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Richard H. Pauley and wife, Judith Pauley, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to V. Michael Fox, an unmarried person, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 185 on the Plan of Winfield Park Phase 2 Section 2, a Planned Unit Development, of record in Instrument No. 20030422-0052787 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the property conveyed to Richard H. Pauley and wife, Judith Pauley, by deed from Danco Property Investments, LLC by deed of record in Instrument No. 20030605-0077422 Register's Office for Davidson County, Tennessee,

This conveyance is made subject to the following: 1) 2005 taxes a lien which are not yet due and payable. 2) No insurance is provided as the number of acres 3) All matters appearing on plan of Winfield Park Phase 2 Section 2 of record in Instrument No. 20030422-0052787 Register's Office for Davidson County, Tennessee 4) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 11113 page 691 and Instrument No. 20001211-0122000 and re-recorded in 20020520-0061426 and in any allied instruments(s) referred to in said restrictions. 5) Easements of record in Book 11124 page 852 and Book 11628 page 204

This property is improved property known as 5208 Ravens Glen, 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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 hand this 25th day of August, 2005.

Richard H. Pauley

Judith Pauley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard H. Pauley and Judith Pauley, 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 Brentwood, Tennessee, this 25th day of August, 2005.

Notary Public

My Commission expires: 4/2/10

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FILE NO: WG1177